



**CONVENE:** Chair Jimenez convened the Regular Meeting of the Monrovia Development Review Committee on Wednesday, November 20, 2019, at 4:00 p.m. in the City Council Chambers, 415 South Ivy Avenue, Monrovia, California. In attendance were Planning Division Manager Sheri Bermejo, Senior Planner John Mayer, Associate Planner Teresa Santilena, Assistant Planner Austin Arnold, Planning Technician Vincent Gillespie, and Planning Technician Brenda Quezada.

**ROLL CALL:** In attendance were Committee members Community Services Director Tina Cherry, Police Captain Heath Harvey, Fire Division Chief Jeremy Sanchez, Interim Public Works Director Sean Sullivan, and Community Development Director Craig Jimenez.

**APPROVAL OF MINUTES:** It was moved by Committee member Sanchez, seconded by Committee member Cherry to approve the minutes of the November 6, 2019 meeting. The motion carried unanimously.

**PUBLIC INPUT:** None.

**PUBLIC HEARINGS:**

**PH-1 MCUP2019-0004  
DR2019-0024**

**Minor Conditional Use Permit and Design Review; 365 Oakcliff Road, Mark Houston,  
Mark Houston Associates Inc., Applicant**

Senior Planner John Mayer presented the staff report and answered questions of the Development Review Committee.

Public Input:

1. Mark Houston, applicant, spoke in favor of the project and addressed the questions of the Committee.
2. Wendy Wert, property owner, spoke in favor of the project and thanked staff.
3. Kevin Monroe, property owner, spoke in favor of the project and thanked staff.
4. Leo Schamadon, resident, asked about the Accessory Dwelling Unit (ADU) Ordinance.

The Committee discussed various aspects of the application and asked additional questions of staff.

**Following discussion, it was moved by Committee member Sanchez, seconded by Committee member Cherry, to approve MCUP2019-0004 and DR2019-0024 with conditions. The motion carried unanimously.**

Chair Jimenez stated for the record that the actions of the Development Review Committee may be appealed to the Planning Commission if filed in writing within ten days.

**ADMINISTRATIVE REPORTS:****AR-1 DR2019-0027 Design Review; 1018 Norumbega Drive, Mark Houston, Mark Houston Associates Inc., Applicant**

Assistant Planner Austin Arnold presented the staff report and answered questions of the Development Review Committee.

**Public Input:**

1. Mark Houston, applicant spoke in favor of the project and addressed the questions of the committee.
2. Nick Laushkin, resident, spoke with concerns in regards to the applicant planting more pepper trees to provide privacy. Nick expressed his opinion of planting more sturdy trees.
3. David Heltsley, property owner, addressed Nick Laushkin's concerns and expressed that he would obey the Fire Departments conditions on the type of trees he may plant.

The Committee discussed various aspects of the application and asked additional questions of staff.

**Following discussion, it was moved by Committee member Cherry, seconded by Committee member Harvey, to approve DR2019-0027 with conditions. The motion carried unanimously.**

Chair Jimenez stated for the record that the actions of the Development Review Committee may be appealed to the Planning Commission if filed in writing within ten days.

**AR-2 DR2019-0028 Design Review; 982 Ridgeside Drive, Tony Valazza, Applicant**

Planning Technician Vincent Gillespie presented the staff report and answered questions of the Development Review Committee.

**It was moved by Committee member Cherry, seconded by Committee member Sanchez, to approve DR2019-0028 with conditions. The motion carried unanimously.**

Chair Jimenez stated for the record that the actions of the Development Review Committee may be appealed to the Planning Commission if filed in writing within ten days.

**AR-3 AR2019-0018 Advisory Review; 431 West Lemon Avenue, Luis Cortez, C.B. Home Design Inc., Applicant**

Planning Technician Vincent Gillespie presented the staff report and answered questions of the Development Review Committee.

**It was moved by Committee member Cherry, seconded by Committee member Sanchez, to approve AR2019-0018 with conditions. The motion carried unanimously.**

Chair Jimenez stated for the record that the actions of the Development Review Committee may be appealed to the Planning Commission if filed in writing within ten days.

**AR-4 MISC2019-0019 Miscellaneous Review; 415 South Myrtle Avenue, Mia Pederson, Applicant**

Associate Planner Teresa Santilena presented the staff report and answered questions of the Development Review Committee.

The Committee discussed various aspects of the application and asked additional questions of staff.

**Following discussion, it was moved by Committee member Sanchez, seconded by Committee member Sullivan, moved it to approve MISC2019-0019 with conditions. The motion carried unanimously.**

Chair Jimenez stated for the record that the actions of the Development Review Committee may be appealed to the Planning Commission if filed in writing within ten days.

**REPORTS FROM STAFF:** None

**ADJOURNMENT:** Chair Jimenez adjourned the meeting at 4:45 p.m.

APPROVED:

ATTEST:

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Craig Jimenez, AICP, Chair  
Monrovia Development Review Committee

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Sheri Bermejo, Secretary  
Monrovia Development Review Committee