



Due to the COVID-19 pandemic, the meeting format of the Development Review Committee has been temporarily modified to protect the residents, property owners, applicants, staff, and appointed officials. This change is in accordance with the “Safer at Home” Order, Executive Order N-29-20, and guidance from the California Department of Public Health on gatherings. To further reduce the spread of COVID-19, all DRC review and determination authority was temporarily delegated to the Community Development Director pursuant to City Council Urgency Ordinance (Ordinance No. 2020-06U).

Members of the public were encouraged to participate in the meeting by emailing public comments to planning@ci.monrovia.ca.us before or during the meeting, and was read by the planning staff during public comment. Any lengthy public comments were summarized in the interest of time.

All parties that provided public comment on any items were notified of the decision and the appeal process.

CONVENE: Chair Jimenez convened the Special Meeting of the Monrovia Development Review Committee on Thursday, April 8, 2021, at 4:00 p.m. electronically via video conference. In attendance were Planning Division Manager Sheri Bermejo, Associate Planner Teresa Santilena, Assistant Planner Austin Arnold, Planning Technician Vincent Gillespie, and Planning Technician Brenda Quezada.

ROLL CALL: Community Development Director Craig Jimenez was in attendance.

PUBLIC INPUT: None.

PUBLIC HEARINGS:

**PH-1 ME2021-0006
MISC2021-0002, Minor Exception and Miscellaneous Review; 825 South
Myrtle Avenue, Amil Gupta for Avalon Bay, Applicant**

Assistant Planner Austin Arnold presented the staff report and answered questions of the Community Development Director.

Community Development Director opened the public hearing and asked if public comments were received. No written comments were received pertaining to the item. The public hearing was closed.

Following discussion, Community Development Director Jimenez approved ME2021-0006 and MISC2021-0002 with Conditions.

Community Development Director 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 REVIEW:**AR-1 MAJD2021-0005, Major Determination; 135 East Chestnut Avenue Unit 5A, Andrew Garnica, Applicant**

Assistant Planner Austin Arnold presented the staff report and answered questions of the Community Development Director.

Community Development Director asked if public comments were received. No written comments were received pertaining to the item.

Following discussion, Community Development Director Jimenez approved MAJD2021-0005 with Conditions.

AR-2 MAJD2021-0006, Major Determination; 135 East Chestnut Avenue Unit 1A, Natalie Chen for Steven's Art & Antiques, Applicant

Planning Technician Brenda Quezada presented the staff report and answered questions of the Community Development Director.

Community Development Director asked if public comments were received. No written comments were received pertaining to the item.

Following discussion, Community Development Director Jimenez approved MAJD2021-0006 with Conditions.

Community Development Director 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 DR2021-0003, Design Review; 660 West Huntington Drive, Hany Malak, Applicant

Planning Technician Vincent Gillespie presented the staff report and answered questions of the Community Development Director.

Community Development Director asked if public comments were received. No written comments were received pertaining to the item.

Following discussion, Community Development Director Jimenez Approved DR2021-0003 with Conditions.

Community Development Director 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 DR2021-0003, Design Review; 660 West Huntington Drive, Hany Malak, Applicant

Associate Planner Teresa Santillena presented the staff report and answered questions of the Community Development Director.

Community Development Director asked if public comments were received. No written comments were received pertaining to the item.

Following discussion, Community Development Director Jimenez Approved DR2021-0003 with Conditions.

Community Development Director 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-5 SIGN2021-0005, Sign Review; 534 South Myrtle Avenue, Santioe Crawford for Fast Signs of Torrance, Applicant

Planning Technician Vincent Gillespie presented the staff report and answered questions of the Community Development Director.

Community Development Director asked if public comments were received. No written comments were received pertaining to the item.

Following discussion, Community Development Director Jimenez Approved SIGN20210005 as presented.

Community Development Director 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-6 MAJD2021-0007, Major Determination regarding Conditional Use Permit for Alcohol Service and Sales when Service and Sales is suspended for 30 days or more.

Assistant Planner Austin Arnold presented the staff report and answered questions of the Community Development Director.

Community Development Director asked if public comments were received. No written comments were received pertaining to the item.

Following discussion, Community Development Director Jimenez Approved MAJD2021-0007 as presented.

Community Development Director 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: Community Development Director Jimenez adjourned the meeting at 5:10 p.m.

APPROVED:

ATTEST:

Craig Jimenez, AICP, Chair
Monrovia Development Review Committee

Sheri Bermejo, Secretary
Monrovia Development Review Committee