



CONVENE: Chair Jimenez convened the Regular Meeting of the Monrovia Development Review Committee on Wednesday, June 19, 2024, at 4:00 p.m. In attendance were Deputy Director of Community Development Sheri Bermejo, Principal Planner John Mayer, Assistant Planner Austin Arnold, Planning Technician Brenda Quezada, and Administrative Assistant April Kea.

ROLL CALL: In attendance were Committee members Community Services Director Tina Cherry, Fire Chief Jeremy Sanchez, Public Works Director Alex Tachiki, and Community Development Director Craig Jimenez. Captain Heath Harvey sat in for Police Chief Alan Sanvictores.

APPROVAL OF MINUTES: It was moved by Committee member Sanchez, seconded by Committee member Tachiki, to approve the minutes of the June 5, 2024 regular meeting. The motion carried unanimously with a 5-0 vote.

PUBLIC INPUT: None

PUBLIC HEARINGS: None

ADMINISTRATIVE REPORTS:

**AR-1 Miscellaneous Review; MISC2024-0010
405 South Myrtle Avenue, The Pour House (Jodey Drendel), Applicant**

Principal Planner John Mayer presented the staff report to the Development Review Committee.

Chair Jimenez opened and closed the public input portion, as there was no one present who wished to speak on the item.

The Committee discussed various aspects of the application, including an option to require the standard annual review moving forward or to require another review in six months.

Following discussion, it was moved by Committee member Sanchez, seconded by Committee member Cherry, to approve the 90-day review of the business' compliance with CUP2016-19 and CUP2016-21 for the service of alcohol and live entertainment (MISC2024-0010) and require of a second compliance review in 6 months. The motion carried unanimously with a 5-0 vote.

**AR-2 Miscellaneous Review; MISC2024-0008
3231 Peck Road, Amarok LLC (Hannah Robinson/Luis Farias), Applicant**

Assistant Planner Austin Arnold presented the staff report and provided the following answers to the Development Review Committee's questions:

- The required warning signs will be placed on portions of the existing wrought iron fence that are not occluded by vegetation;
- An emergency key box (Knox Box Switch) will be installed so that the electric fence can be shut off by the Police and the Fire Departments in an emergency;
- Emergency assistance should not be required if someone were to be shocked by the fence; and

- The fence will only be electrified after business hours.

Public Input:

1. Luis Farias, applicant, stated that the electric fence is a response to an increase in crime that has been negatively impacting the business.

Chair Jimenez closed the public input portion, as there was no one else present and no written comments were received pertaining to the item.

Following discussion, it was moved by Committee member Tachiki, seconded by Committee member Harvey, to approve MISC2024-0008 with conditions. The motion carried unanimously with a 5-0 vote.

**AR-3 Design Review; DR2024-0019
558 and 650 West Huntington Drive, MMA Architecture (Haney Malak), Applicant**

Assistant Planner Austin Arnold presented the staff report to the Development Review Committee.

Public Input:

1. Haney Malak, applicant, spoke about his intent to continue to upgrade and modernize the shopping center.

Chair Jimenez closed the public input portion, as there was no one else present and no written comments were received pertaining to the item.

The Committee discussed various aspects of the application and staff provided the following answer to the Committee's question:

- Approving the item would approve both Phase 1 and Phase 2 of the sign proposals.

Following discussion, it was moved by Committee member Harvey, seconded by Committee member Tachiki, to approve DR2024-0019 as presented. The motion carried unanimously with a 5-0 vote.

**AR-4 Sign Review; SIGN2024-0016
650 West Huntington Drive, Kenney Signs (Matt Kenney), Applicant**

Assistant Planner Austin Arnold presented the staff report to the Development Review Committee.

Chair Jimenez opened and closed the public input portion, as there was no one present who wished to speak on the item.

Following discussion, it was moved by Committee member Tachiki, seconded by Committee member Sanchez, to approve SIGN2024-0016 as presented. The motion carried unanimously with a 5-0 vote.

**AR-5 Sign Review; SIGN2024-0017
107 West Foothill Boulevard, Fast Signs (Punit Suthar), Applicant**

Planning Technician Brenda Quezada presented the staff report to the Development Review Committee.

Chair Jimenez opened and closed the public input portion, as there was no one present who wished to speak on the item.

Following discussion, it was moved by Committee member Harvey, seconded by Committee member Sanchez, to approve SIGN2024-0017 as presented. The motion carried unanimously with a 5-0 vote.

**AR-6 Sign Review; SIGN2024-0019
620 Cloverleaf Drive, Station 103 (Crudginton Station), City of Monrovia (Tina Cherry, Director of Community Services), Applicant**

Committee member Tina Cherry recused herself from the discussion and left the dais as she had a conflict of interest as the applicant.

Assistant Planner Austin Arnold presented the staff report to the Development Review Committee.

Chair Jimenez opened and closed the public input portion, as there was no one present who wished to speak on the item.

Following discussion, it was moved by Committee member Sanchez, seconded by Committee member Tachiki, to approve SIGN2024-0019 as presented. The motion carried unanimously with a 4-0 vote.

Committee member Tina Cherry rejoined the meeting.

**AR-7 Sign Review; SIGN2024-0011
304 West Huntington Drive, Angel Martinez, Applicant**

Planning Technician Brenda Quezada presented the staff report to the Development Review Committee.

Chair Jimenez opened and closed the public input portion, as there was no one present who wished to speak on the item.

Following discussion, it was moved by Committee member Harvey, seconded by Committee member Tachiki, to approve SIGN2024-011 as presented. The motion carried unanimously with a 5-0 vote.

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 4:29 p.m.

APPROVED:

ATTEST:

Craig Jimenez, AICP, Chair
Monrovia Development Review Committee

Sheri Bermejo, Secretary
Monrovia Development Review Committee