

# AGENDA

PLANNING COMMISSION OF THE CITY OF BRADBURY  
WEDNESDAY, OCTOBER 28, 2015  
7:00 P.M.

BRADBURY CIVIC CENTER  
Located at  
600 Winston Avenue, Bradbury, CA 91008

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The City of Bradbury will gladly accommodate disabled persons wishing to communicate at a City public meeting. Should you need special equipment or assistance in order to communicate at a public meeting please inform the City Manager's Office at (626) 358-3218 a minimum of 72 hours prior to the scheduled meeting.

Materials related to an item on this Agenda submitted to the Planning Commission after distribution of the agenda packet are available for public inspection in the City Clerk's Office during normal business hours.

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1. PLEDGE OF ALLEGIANCE

2. ROLL CALL

Chairperson: Novodor  
Vice-Chairperson: Esparza  
Commissioners: Dunst, Hernandez, Kuba

3. APPROVE AGENDA Chairperson to approve agenda as presented or modified

4. MINUTES Approve minutes for meeting of September 30, 2015.

5. FAIR POLITICAL PRACTICES ACT

In compliance with the California State Fair Political Practices Act, each Planning Commissioner has the responsibility of disclosing any direct or indirect potential of a personal financial impact that could result from their participation in the decision making process.

**RECOMMENDATION:** Motion to receive and file the report as presented, or as modified.

6. PUBLIC HEARINGS

- A. **388 Long Canyon Road, Architectural Review AR 15-009, Neighborhood Compatibility NC 15-008, Variance V 15-006.** Request to convert a portion of an existing 6-car garage to habitable living area, construct a new 1,818 sq. foot 4-car garage, construct a new 1,120 sq. ft. story bedroom/office, and install a roof structure over the courtyard. Variance required for reduction in side yard setback.

**B. ZONING TEXT AMENDMENT ZTA 15-002 – AN AMENDMENT TO THE HILLSIDE DEVELOPMENT STANDARDS TO PROVIDE AN EXEMPTION FROM THE CHAPTER FOR CERTAIN PROPERTIES (Continued from July 22, 2015).** The Commission will continue a discussion regarding possible exemptions from the hillside development standards for certain previously altered properties that have specific site conditions. The Commission will recommend language to the City Council and the City Council will make the final decision.

**7. PUBLIC COMMENT**

Citizens wishing to address the Planning Commission on any matter not scheduled on this agenda may do so at this time. Please state your name and address clearly for the record and limit your remarks to five minutes.

*Please note that while the Planning Commission values your comments, the Planning Commission cannot respond nor take action until such time as the matter appears on a forthcoming agenda. Routine requests for action should be referred to City staff during normal business hours 8:30 a.m. - 5:00 p.m., Monday through Friday (626) 358-3218.*

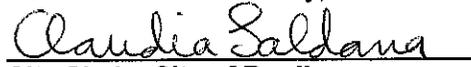
**8. REPORTS AND ITEMS FOR FUTURE AGENDAS**

1. Commission Members
2. City Manager
  1. Study Session with City Council and staff regarding development review
3. City Planner
  1. Review of development project status report

**10. ADJOURNMENT**

The Planning Commission will adjourn to a special meeting on **Wednesday, November 18, 2015**

"I, Claudia Saldana, City Clerk, hereby certify that this agenda was duly posted at the Bradbury Civic Center entrance on **Friday, October 23, 2015**, at 5:00 p.m."

  
**City Clerk - City of Bradbury**