



CITY OF DEL REY OAKS

650 CANYON DEL REY RD. • DEL REY OAKS, CALIFORNIA 93940
PHONE (831) 394-8511 • FAX (831) 394-6421

March 7, 2013

AGENDA

REGULAR DEL REY OAKS PLANNING COMMISSION MEETING
WEDNESDAY, MARCH 13, 2013 AT 6:00 P.M.
CHARLIE BENSON MEMORIAL HALL, CITY HALL

1. ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. CONSENT AGENDA:
 - A. Planning Commission Meeting Minutes, February 13, 2013
4. PUBLIC COMMENTS:

Anyone wishing to address the Commission on matters not appearing on the Agenda may do so now. The public may comment on any other matter listed on the Agenda at the time the matter is being considered by the Commission. *There will be a time limit of not more than three minutes for each speaker. No action will be taken by the Commission on matters brought up under this item and all comments will be referred to staff.*
5. REPORTS:
 - A. Building Activity Report, February 2013
6. NEW BUSINESS:
 - A.

Owner's Name:	Anton Prange & Buddy Bloxham
Applicant's Name:	Same as above
File Number:	Lot Line Adjustment
Site Location:	1067 & 1073 Paloma Rd
Planning Area:	APN: 012-553-013 & 012-533-014
Environmental Status:	Categorically Exempt
Project Description:	Requesting lot line adjustment approval to adjust common lot line between lot #1 and lot #2 to match existing fence between the two single family dwellings.

B. **Owner's Name:** Katrina Nawrocki, Inquistive Quest Learning Center
Applicant's Name: Same
File Number: ARC#13-05 & CUP #13-02
Site Location: Sign at Hwy 218 & Rosita Rd. (for 841 Rosita Rd.)
Planning Area: APN: 012-551-005
Environmental Status: Categorically Exempt
Project Description: Requesting Architectural Review and Conditional Use Permit to install additional signage to the already existing Del Rey Oaks sign at the corner of Hwy 218 and Rosita Rd.
Previously, this sign was used to advertise the Golf Driving Range, but was modified to remove "Golf Driving Range" and leave "Del Rey Oaks". Applicant is requesting to utilize the remaining portion of sign and current location.
Upon design approval, this item will be heard at the next City Council Meeting.

C. **Owner's Name:** AT&T, LW Rugg
Applicant's Name: Salas O'Brien Engineers
File Number: ARC#13-02
Site Location: 161 Calle Del Oaks
Planning Area: APN: 012-601-016
Environmental Status: Categorically Exempt
Project Description: Requesting Architectural Review to construct a metal building that will cover all of the recyclable waste and cardboard baler compactor. AT&T has a companywide mandate to install canopies at sites that generate recyclable waste.
This item was on the February agenda, but wasn't flagged in time to be heard.

D. **Owner's Name:** Iraj Rezai
Applicant's Name: Same
File Number: ARC#13-06
Site Location: 1060 & 1064 Via Verde
Planning Area: APN: 012-531-015 & 017
Environmental Status: Categorically Exempt
Project Description: Requesting Architectural Review to build a fence with flag stone planters on City property, upon design approval this project will be heard at the next City Council meeting for a covenant agreement with the City.

7. ANNOUNCEMENTS/COMMENTS BY PLANNING COMMISSIONERS
8. NEXT MEETING: Wednesday, April 10, 2013 at 6:00 P.M.
9. ADJOURNMENT

All enclosures and materials regarding this agenda are available for public review at Del Rey Oaks City Hall. Information distributed to the Planning Commission at the meeting becomes part of the public Record. A copy of written material, pictures, etc. should be provided to the Secretary for this purpose.

**REGULAR MONTHLY MEETING DEL REY OAKS PLANNING
COMMISSION WEDNESDAY, FEBRUARY 13, 2013 AT 6:00 P.M.
CHARLIE BENSON MEMORIAL HALL**

Present: Commissioner Hayworth, Weir, Thayer, Lucido, and Chairman Jaksha

Absent: Commissioner Larson

Also Present: City Attorney Callihan and Deputy City Clerk Minami

CONSENT AGENDA:

The Commission considered **ITEM 3.A.**, Planning Commission Meeting Minutes, November 2012.

Motion by Commissioner Thayer to approve, seconded by Commissioner Lucido

There were no public comments received

Motion passed 5-0

PUBLIC COMMENT:

None

BUILDING REPORT:

The Commission accepted **ITEM 5.A.**, Building Activity Report, January 2013

NEW BUSINESS:

- A. Owner's Name:** Nathaniel and Cassie Milam
Applicant's Name: Same as above
File Number: ARC#13-01
Site Location: 1047 Portola Drive
Planning Area: APN: 012-492-014
Environmental Status: Categorically Exempt
Project Description: Requesting Architectural Review to close up exterior kitchen door which leads to the back yard and to enlarge kitchen window at rear of the single family dwelling.

Nathaniel Milam, Applicant: Explains the need for the project.

Commissioner Weir: Thank you for doing the right thing, and going through the process.

Commissioner Lucido: Is there another door to exit into back yard.

Nathaniel Milam, Applicant: Yes, there is a sliding door that isn't visible in the picture.

PUBLIC COMMENT:

None

Motion by Commissioner Lucido to approve ARC #13-01 as presented, seconded by Commissioner Hayworth.

There were no public comments received

Motion passed 5-0

Chairman Jaksha: Item 5.B. will not be heard tonight, because the project wasn't flagged. Company was notified and they need to reapply for next month's meeting.

C.	Owner's Name:	Anne & David Canright
	Applicant's Name:	Bob Winkleblack
	File Number:	ARC#13-03
	Site Location:	830 Altura Place
	Planning Area:	APN: 012-056-027
	Environmental Status:	Categorically Exempt
	Project Description:	Requesting Architectural Review to build a retaining wall on City property, upon design approval this project will be heard at the next City Council meeting for covenant agreement with the City.

Bob Winkleblack, Applicant: The wall is the last of the total remodel project, will look great. Hands out to the Commission, a photo of the project with the proposed wall flagged.

The Canright's understand about covenant agreement with the City.

Commissioner Thayer: Existing storm water issue, noticed white pipes that drain off rain water, that need to be addressed. Explains the Storm Water Ordinance, in detail.

Bob Winkleblack, Applicant: O.K.

Commissioner Weir: If approved tonight, will there be an issue with storm water.

Karen Minami, Deputy City Clerk: No, if there is a storm water violation it will be dealt with during plan check and building permit process.

Motion by Commissioner Thayer to approve ARC #13-03 as presented, seconded by Commissioner Hayworth.

There were no public comments received

OLD BUSINESS: None

ANNOUNCEMENTS/COMMENTS:

Chairman Jaksha: Since the RV Park is moving to Fort Ord, will that still be Del Rey Oaks property?

Chris Callihan: Yes.

Commissioner Thayer: Asks if the City could install speakers and/or monitors in lobby or find a larger venue for meetings that are predicted to have a lot of people. Very frustrating because no one could hear anything from the lobby. He and others are very upset!

Commissioner Lucido: It's a lot to think about: larger meetings in the future and what to do.

Chairman Jaksha: At the very least, a quick fix would be hanging a few speakers in the lobby.

Commissioner Hayworth: Good idea.

Chris Callihan: Staff will inform City Manager of the Commission's concerns.

Chairman Jaksha: Now he is the President of the Del Rey Oaks Citizens Action Group and the next meeting is on the 27th at 6:00 p.m.

NEXT MEETING: Wednesday, March 13, 13 at 6:00 p.m.

6:30 p.m. Meeting Adjourned

Approved:

CITY OF DEL REY OAKS
BUILDING ACTIVITY REPORT
February 2013

PERMIT#	DATE	ADDRESS	NAME	PROJECT DESCRIPTION	TYPE	STATUS	LAST INSP.
B-12-14	04/11/12	912 Via Verde	Miller/Sears Home Improve.	R&R Kitchen and bath	R-1	Current	7/18/2012
B-12-16	04/23/12	1064 Via Verde	Rezai/Wilson's Plumbing	New furnace	R-1	Current	n/a
B-12-19	05/10/12	1064 Via Verde	Rezai/Owner-Builder	Add windows	R-1	Current	n/a
B-12-20	05/17/12	1064 Via Verde	Rezai/Burkleo Roofing	Re-Roof to garage & remodel	R-1	Current	10/1/2012
B-12-33	09/12/13	7 Voe Place	Munoz/Blakesly-Rick Edwards Constructio	Addition	R-1	Final	1/23/2013
B-12-35	09/26/12	110 Carlton	Flores/Owner Builder	Remodel interior	R-1	Current	9/26/2012
B-12-37	10/09/12	13 Alta Circle	Abbanet/Owner Builder	Add shower to bathroom	R-1	Current	10/9/2012
B-12-40	11/06/12	833 Portola Drive	PG&E/Diversified Comm.	Cell tower extension	C-1	Current	11/1/2012
B-12-43	12/12/12	110 Carlton	Flores/Owner Builder	New window and patio	R-1	Current	12/12/2012
B-12-44	12/13/12	66 Los Encinos	Harris/Granite Const.	Retaining wall	R-1	Final	2/14/2013
B-13-01	02/22/13	1024 Portola	Milam/Owner-Builder	Kitchen Remodel	R-1	Current	2/22/2013
B-13-03	02/01/13	1060 Rosita Rd	Heimer/Lang's Roofing	Re-Roof	R-1	Current	2/1/2013
B-13-05	02/25/13	27 Quendale	Gorman Realty/KR Construction	R&R Bathroom	R-1	Current	3/7/2013

STAFF REPORT

City of Del Rey Oaks

Office of the City Clerk

DATE: March 13, 2013
TO: Planning Commission
FROM: Karen Minami - Deputy City Clerk
RE: Agenda Item 6.A.- 1067 & 1073 Paloma Rd.

Project Name: Anton Prange & Buddy Bloxham
File Number: Lot-Line-Adjustment
Site Location: 1067 & 1073 Paloma Rd.
Planning Area: APN#012-533-013 & 012-533-014
Environmental Status: Categorically Exempt
Project Description: Requesting Lot Line Adjustment approval to adjust common lot line between lot #1 and lot #2 to match existing fence between the two houses.

Chairman Jaksha will need to step down, he owns a home within 500 feet of the project and Commissioner Lucido will need to step down, he is the applicant for the residents involved.

Recommended Action: Analyze provided material, make appropriate findings and give direction to staff.



CITY OF DEL REY OAKS

APPLICATION FOR:

USE PERMIT _____ VARIANCE ARCHITECTURAL REVIEW

Conditional
 _____ Aux. Housing
 _____ Signage
 _____ H.O.U.P.
 _____ Minor

Residential
 _____ Commercial

APPLICANT'S NAME Buddy Bloxham FRANK LUCIDO JR

OWNER'S NAME " " Buddy Bloxham

PROJECT ADDRESS 1067 PALOMA ROAD

TELEPHONE# 831-236-5659 APN # V5C4T 1662

LOT# 1 BLOCK # 5 SUBDIVISION 012-533-013

INSTRUCTIONS:

- Briefly, using as much detail as possible, describe the nature of your permit request.
- For variance request, also include in writing A, B & C of section 17.44.020., along with a detailed plot plan.

WE WOULD LIKE TO ADJUST THE COMMON LOT LINE BETWEEN LOT 1 & LOT 2 TO MATCH THE EXISTING FENCE BETWEEN THE TWO HOUSES.

THERE SEEMS TO HAVE BEEN A MIX-UP IN THE MID 1960'S THAT WOULD HAVE ADDRESSED THIS ISSUE, BUT THE TITLE TO THE INVOLVED PROPERTIES NEVER GOT UPDATED TO REFLECT THE CURRENT CONDITIONS.

WE WOULD LIKE TO FIX THIS.

Check here if additional materials are attached.

Frank Lucido Jr.
 Applicant's Signature

I HAVE RECEIVED A COPY OF THE CITY'S FLAGGING/NETTING POLICY AND UNDERSTAND THE REQUIREMENTS THAT MUST BE MET Plus

-FOR OFFICE USE ONLY-

APPLICATION # LOT LINE ADJUSTMENT DATE 2/22/13

FEE \$ See other CASH/CHECK # 1103 RECEIVED BY: [Signature]

DATE SCHEDULED FOR CONSIDERATION Wed. March 13th @ 6 pm

APPROVED _____ DENIED _____



CITY OF DEL REY OAKS

APPLICATION FOR:

USE PERMIT _____ VARIANCE ARCHITECTURAL REVIEW

Conditional _____ Residential
_____ Aux. Housing _____ Commercial
_____ Signage
_____ H.O.U.P.
_____ Minor

APPLICANT'S NAME FRANK LUCIDO JR

OWNER'S NAME ANTON PRANGE

PROJECT ADDRESS 1073 PALOMA ROAD

TELEPHONE# 831-224-3686 APN # 012-533-014

LOT# 2 BLOCK # 5 SUBDIVISION V5C & T PG 62

INSTRUCTIONS:

1. Briefly, using as much detail as possible, describe the nature of your permit request.
2. For variance request, also include in writing A, B & C of section 17.44.020., along with a detailed plot plan.

(SEE BLOXHAM APPLICATION)

Check here if additional materials are attached.

Frank Lucido Jr
Applicant's Signature

I HAVE RECEIVED A COPY OF THE CITY'S FLAGGING/NETTING POLICY AND UNDERSTAND THE REQUIREMENTS THAT MUST BE MET PL

-FOR OFFICE USE ONLY-

APPLICATION # Lot Line Adjustment DATE 2/22/13

FEE \$ 2000 CASH/CHECK # 1103 RECEIVED BY: [Signature]

DATE SCHEDULED FOR CONSIDERATION Wed. March 13th @ 6pm

APPROVED _____ DENIED _____

DATE: March 13, 2013
TO: Planning Commission
FROM: Karen Minami - Deputy City Clerk
RE: Agenda Item 6.B.-Signage for Inquisitive Quest Learning Center

Project Name: Katrina Nawrocki, Inquisitive Quest Learning Center
File Number: ARC#13-05/CUP#13-02
Site Location: Sign at Hwy 218 & Rosita Rd. (for 841 Rosita Rd.)
Planning Area: APN#012-551-005
Environmental Status: Categorically Exempt
Project Description: Requesting Architectural Review and Conditional Use Permit to install additional signage to the already existing Del Rey Oaks sign at the corner of Hwy 218 and Rosita Rd.
Previously, this sign was used to advertise the Golf Driving Range, but was modified to remove "Golf Driving Range" and leave "Del Rey Oaks". Applicant is requesting to utilize the remaining portion of sign and current location. Upon design approval, this item will be heard at the next City Council Meeting.

See attached memo from the Chief of Police, Ronald Langford.

Recommended Action: Analyze provided material, make appropriate findings and give direction to staff.



**DEL REY OAKS POLICE
DEPARTMENT
MEMORANDUM**

To: Karen Minami, Deputy City Clerk

Cc: Daniel Dawson, City Manager
Del Rey Rey Oaks Planning Commission

From: Ron Langford, Chief of Police 

Date: 03/06/13

Re: **LOCATION OF PROPOSED SIGN FOR INQUISTIVE QUEST
LEARNING CENTER:**

Message:

I checked the netting placed on the Southwest corner of SR-218 @ Rosita Rd by the owner of the Inquisitive Quest Learning Center that they placed there as the applicant to the Del Rey Oaks Planning Commission for approval to install an advertising sign for their business at that location.

First, it is my opinion that the current netting is within the Cal-Trans right of way and may need additional approval from them prior to consideration by the Planning Commission. Second, the sign could create a vision obstruction for vehicles entering westbound SR-218 from Rosita Rd.

RECOMMENDATION: The applicant should be authorized to use the frame work of the signs that are in place and were used to identify the Del Rey Oaks Golf Driving Range. The location(s) of these frames have been in place for years, and are not an issue with Cal-Trans, nor do they create a vision obstruction. The applicant should be required to keep their signs within the footprint of the original signage.



RECEIVED
FEB 26 2013
CITY OF DEL REY OAKS
CITY CLERK

CITY OF DEL REY OAKS

APPLICATION FOR:

USE PERMIT VARIANCE ARCHITECTURAL REVIEW

Conditional
 Aux. Housing
 Signage
 H.O.U.P.
 Minor

Residential
 Commercial

APPLICANT'S NAME Katrina Nawrocki

OWNER'S NAME Katrina Nawrocki

PROJECT ADDRESS 841 Rosita Road Del Rey Oaks, CA

TELEPHONE# (831) 393-2052 APN # 012 551 005

LOT# _____ BLOCK # _____ SUBDIVISION _____

INSTRUCTIONS:

- Briefly, using as much detail as possible, describe the nature of your permit request.
- For variance request, also include in writing A, B & C of section 17.44.020., along with a detailed plot plan.

I would like to have a sign placed above the Pre-School Center on the corner of Rosita Road and Hwy 218. I have been in business 20 years at the same location and could use the exposure due to the fact that we are not visible.

I have submitted three options for a sign, but would like the double-faced Free Standing Sign if possible because it gives our Center more exposure.

Check here if additional materials are attached.

Katrina Nawrocki

Applicant's Signature

I HAVE RECEIVED A COPY OF THE CITY'S FLAGGING/NETTING POLICY AND UNDERSTAND THE REQUIREMENTS THAT MUST BE MET K.N.

-FOR OFFICE USE ONLY-

APPLICATION # ARC 13-05 / CUP 13-02 DATE 3/13/13 ^{2/26/13}

FEE \$ 200.00 CASH/CHECK # 5340 RECEIVED BY K Murami

DATE SCHEDULED FOR CONSIDERATION 3/13/13 @ 6:00 pm

APPROVED _____ DENIED _____

DATE: March 13, 2013
TO: Planning Commission
FROM: Karen Minami - Deputy City Clerk
RE: Agenda Item 6.C.- 161 Calle Del Oaks

Project Name: Salas O'Brien Engineers, for AT&T facility
File Number: ARC#13-02
Site Location: 161 Calle Del Oaks
Planning Area: APN# 012-601-016
Environmental Status: Categorically Exempt
Project Description: Requesting Architectural Review to construct a metal building that will cover all of the recyclable waste and cardboard baler compactor. AT&T has a companywide mandate it install canopies at sites that generate recyclable waste.

This item was on the February agenda, but wasn't flagged in time to be heard.

Recommended Action: Analyze provided material, make appropriate findings and give direction to staff.



CITY OF DEL REY OAKS

APPLICATION FOR:

USE PERMIT VARIANCE ARCHITECTURAL REVIEW

Conditional Residential
 Aux. Housing Commercial
 Signage
 H.O.U.P.
 Minor

APPLICANT'S NAME Daniel O'Brien, Salas O'Brien Engineers

OWNER'S NAME AT&T, LW Rugg (925)549-1369

PROJECT ADDRESS 161 Calle Del Oaks

TELEPHONE# 408-899-3100 APN # 012-601-016-000

LOT# _____ BLOCK # _____ SUBDIVISION _____

INSTRUCTIONS:

- Briefly, using as much detail as possible, describe the nature of your permit request.
- For variance request, also include in writing A, B & C of section 17.44.020., along with a detailed plot plan.

 New Canopy: install outdoor prefabricated, metal Type 1 canopy for
 recycling materials weather protection. Project also includes a
 cardboard baler compactor.

 Currently site generated material (paper, cardboard, plastic, metal
 (used wire, equipment frames, etc) are exposed to the weather.

 ATT has a Company wide mandate to install canopies at sites that
 generate recyclable waste.

Check here if additional materials are attached.

Applicant's Signature

I HAVE RECEIVED A COPY OF THE CITY'S FLAGGING/NETTING POLICY AND UNDERSTAND THE REQUIREMENTS THAT MUST BE MET

-FOR OFFICE USE ONLY-

APPLICATION # ARC-13-02

DATE 4/30/13 ^{2/28/13}

FEE \$ 600. - 206⁰⁰ CASH/CHECK # 22178

RECEIVED BY [Signature]

DATE SCHEDULED FOR CONSIDERATION Wednesday, Feb. 13, 2013 @ 6 pm

APPROVED _____ DENIED _____ march

DATE: March 13, 2013
TO: Planning Commission
FROM: Karen Minami - Deputy City Clerk
RE: Agenda Item 6.D.-1060 & 1064 Via Verde

Project Name: Iraj Rezai
File Number: ARC#13-06
Site Location: 1060 & 1064 Via Verde
Planning Area: APN#012-531-015 & 017
Environmental Status: Categorically Exempt
Project Description: Requesting Architectural Review to build fence with flag stone planters in City easement, along the front of single family dwelling. Upon design approval, this item will be heard at the next City Council Meeting, for a covenant agreement approval.

Recommended Action: Analyze provided material, make appropriate findings and give direction to staff.

Chairman Jaksha, Commissioner Hayworth and Commissioner Lucido will need to step down, they all own a homes within 500 feet of the project.



RECEIVED
FEB 27 2013
CITY OF DEL REY OAKS
CITY CLERK

CITY OF DEL REY OAKS

APPLICATION FOR:

USE PERMIT

VARIANCE

ARCHITECTURAL REVIEW

- Conditional
- Aux Housing
- Signage
- H.O.U.P.
- Minor

- Residential
- Commercial

APPLICANT'S NAME IRAJ REZAI
 OWNER'S NAME Iraj Rezai
 PROJECT ADDRESS 1064 Via Verde, CA 93940
 TELEPHONE# (831) 601-4883 APN # 012 531015+017
 LOT# _____ BLOCK # _____ SUBDIVISION _____

INSTRUCTIONS:

1. Briefly, using as much detail as possible, describe the nature of your permit request.
2. For variance request, also include in writing A, B & C of section 17.44.020., along with

A FRONT YARD FENCE DESIGNED WITH

- 32" HIGH WOOD FENCE POSTS; SET BACK 7" FROM CURB
- WOOD FENCE RAILS (3" X 1") ; SET BACK 7" FROM CURB
- FLAGSTONE FENCE POSTS (18" x 18" x 32"H) FLUSH TO CURB
- RECESSED LIGHT AT TOP OF FLAG STONE POSTS

PLANTERS FLANKING THE FRONT DOOR LANDING

- FLAG STONE PLANTERS 20"W x 59"L x 32"H
- 2 RECESSED UP LIGHTS (SUBMERGED IN FRONT OF PLANTERS)

PATH FROM CURB TO FRONT DOOR

- MADE OF FLAG STONE SET IN C.G. 8'5"W x 16'3"L

Check here if additional materials are attached.

[Signature]
Applicant's Signature

I HAVE RECEIVED A COPY OF THE CITY'S FLAGGING/NETTING POLICY AND UNDERSTAND THE REQUIREMENTS THAT MUST BE MET [Signature]

-FOR OFFICE USE ONLY-

APPLICATION # ARC 1306 DATE 2/27/13
 FEE \$ 200.00 CASH/CHECK # 1122 RECEIVED BY: [Signature]
 DATE SCHEDULED FOR CONSIDERATION 3/13/13 @ 6:00 pm
 APPROVED _____ DENIED _____