

ACTION SHEET

AGENDA

PLANNING COMMISSION MEETING CITY OF HERMOSA BEACH

**CITY HALL COUNCIL CHAMBERS
1315 VALLEY DRIVE
HERMOSA BEACH, CA 90254**

**June 21, 2005
7:00 P.M.**

Ron Pizer Chairman
Peter Hoffman
Kent Allen
Sam Perrotti
Langley Kersenboom

1. Pledge of Allegiance
2. Roll Call
ALL PRESENT.
3. Oral / Written Communications

Anyone wishing to address the Commission regarding a matter not related to a public hearing on the agenda may do so at this time.

Section I **Consent Calendar**

Any Planning Commissioner or public wishing to pull an item from below may request to do so at this time.

4. Approval of May 17, 2005 minutes
ACTION: APPROVED (4-0; COMM. PIZER ABSTAINED).
5. Resolution(s) for adoption
 - a. **Resolution P.C. 05-31** to deny a request to validate the legality of third unit at 3212 Hermosa Avenue.
 - b. **Resolution P.C. 05-32** validating the legality of detached accessory living quarters on the property at 1236 3rd Street.
ACTION: APPROVED (4-0; COMM. PIZER ABSTAINED).

Section II **Public Hearing(s)**

6. CON 0512/PDP 05-14 -- Conditional Use Permit, Precise Development Plan and Vesting Tentative Parcel Map No. 62754 for a two-unit condominium at 338 26th Street.
Staff Recommended Action: To approve said request.
ACTION: APPROVED (5-0).
7. CON 0513/PDP 05-15 -- Conditional Use Permit, Precise Development Plan and Vesting Tentative Parcel Map No. 62866 for a two-unit condominium at 43 Monterey Boulevard.
Staff Recommended Action: To approve said request.
ACTION: APPROVED (5-0).
8. CON 0514/PDP 05-16 -- Conditional Use Permit, Precise Development Plan and Vesting Tentative Parcel Map No. 62912 for a two-unit condominium at 836 Bard Street.
Staff Recommended Action: To approve said request and confirm that the property has a convex slope relative to height determination.
ACTION: APPROVED AND CONFIRMED OF THE CONVEX SLOPE (5-0).
9. CON 0515/PDP 05-17 -- Conditional Use Permit, Precise Development Plan and Vesting Tentative Parcel Map No. 063034 for a two-unit condominium at 1002 7th Street.
Staff Recommended Action: To approve said request.
ACTION: APPROVED (5-0).
10. CUP 05-5 -- Conditional Use Permit amendment to alter the floor plan to allow a dance floor for an existing restaurant with on sale alcohol at 53 Pier Avenue, Fat Face Fenners Fishack.
Staff Recommended Action: To direct staff as deemed appropriate.
ACTION: APPROVED (3-2;COMMS.PIZER AND HOFFMAN NO).
11. L-5 -- Determination of whether six dwelling units are legal nonconforming at 668 - 674 4th Street.
Staff Recommended Action: To continue to July 19, 2005 meeting.
ACTION: CONTINUED TO AUGUST 16, 2005 MEETING (5-0).
12. TEXT 04-4 -- Text amendment regarding nonconforming buildings and uses (continued from February 15, March 15, April 19 and May 17, 2005 meetings).
Staff Recommended Action: To recommend approval a portion of said text amendment.
ACTION: RECOMMENDED APPROVAL (5-0).

Section III **Hearings**

13. NR 05-8 -- Nonconforming remodel and addition to allow a greater than 50% increase in valuation to an existing nonconforming single family dwelling at 1540 Golden Avenue (continued from May 17, 2005).
Staff Recommended Action: To approve said request.
ACTION: APPROVED (3-0;COMMS.ALLEN AND PERROTTI ABSTAINED).

14. NR 05-9 -- Addition to an existing nonconforming single family dwelling resulting in a greater than 50% increase in valuation at 1910 Hillcrest Drive.
Staff Recommended Action: To approve said request.
ACTION: APPROVED (5-0).
15. NR 05-10 -- Nonconforming remodel and addition to allow a greater than 50% increase in valuation to an existing nonconforming single family dwelling at 1532 Prospect Avenue.
Staff Recommended Action: To continue to July 19, 2005 meeting.
ACTION: CONTINUED TO JULY 19, 2005 MEETING (5-0).
16. S-3 -- Review of proposed sign for the Hermosa Beach Museum at the Community Center at 710 Pier Avenue (continued from May 17, 2005 meeting).
Staff Recommended Action: To approve said request.
ACTION: APPROVED AS AMENDED (5-0).

Section IV

17. Staff Items
 - a. Tentative future Planning Commission agenda.
 - b. Community Development Department Activity Report of April, 2005.
 - c. City Council minutes of May 10 and 24, 2005.
ACTION: RECEIVED AND FILED 17A-C (5-0).
 - d. Memorandum regarding compliance with condition regarding the parking access - 598 First Street.
ACTION: APPROVED (5-0).
18. Commissioner Items
19. Adjournment