

MINUTES

PLANNING COMMISSION OF THE CITY OF BRADBURY

ADJOURNED MEETING

Wednesday, May 30, 2023 - 7:00 P.M.

**BRADBURY CIVIC CENTER
600 Winston Avenue, Bradbury, CA 91008**

1. Call to Order & Pledge of Allegiance

The Adjourned Meeting of the Planning Commission of the City of Bradbury was called to order by Chairperson Chelsea Halbmann at 7:00 p.m., followed by the Pledge of Allegiance.

2. Roll Call

Present: Chairperson Halbmann, Commissioner Hernandez, Commissioner Jones and Commissioner Szymkowski.

Absent: Vice-Chairperson Kuba.

Staff: City Planner Kasama and City Clerk Jensen.

Chairperson Halbmann made a motion to excuse Vice Chairperson Kuba and Commissioner Hernandez seconded the motion. The motion carried 4:0.

3. Supplemental Information from Staff Regarding Agenda Items

None

4. Agenda

Commissioner Hernandez moved to approve the agenda as presented and Chairperson Halbmann seconded the motion, which carried.

5. Minutes

Chairperson Halbmann moved to approve the minutes from the March 22, 2023 Regular Meeting as presented. Commissioner Hernandez seconded the motion, which carried.

6. Fair Political Practices Act

The report states that for the project at 409 Deodar Lane, not one of the Commissioners reside within 500 feet of the subject property. It was recommended that the report be received and filed as presented.

Commissioner Hernandez moved to order the report received and filed as presented. Chairperson Halbmann seconded the motion, which carried.

7. Public Comment

None

8. Public Hearing

409 DEODAR LANE - PLANNING COMMISSION RESOLUTION NO. PC 23-310

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF BRADBURY, CALIFORNIA, SETTING FORTH THE FINDINGS OF FACT AND DECISION WITH A CATEGORICAL EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) TO CONDITIONALLY APPROVE ARCHITECTURAL REVIEW NO. AR 23-003 FOR A NEW, CONTEMPORARY-STYLE TWO-STORY, 9,500 SQUARE-FOOT, SINGLE- FAMILY RESIDENCE WITH AN ATTACHED 1,500 SQUARE-FOOT, FOUR-CAR GARAGE, AND A DETACHED, 3,800 SQUARE-FOOT, SEMI-SUBTERRANEAN GARAGE/ SHOWROOM, AND 4,300 SQUARE FEET OF ACCESSORY STRUCTURES SUCH AS COVERED PATIOS AND A TRASH ENCLOSURE, AND A SWIMMING POOL AND LIGHTED TENNIS COURT AT 409 DEODAR LANE

City Planner Kasama presented a report for Architectural Review No. AR 23-003. There were no questions from the Commissioners, and Chairperson Halbmann opened the public hearing.

Mr. Philip Chan of PDS Studio is the architect for this new, contemporary style, two-story, 9,500 square-foot single-family residence with an attached 1,500 square-foot, four-car garage, and a detached 3,800 square-foot, semi-subterranean garage/showroom, and 4,300 square feet of accessory structures such as covered patios, trash enclosure, swimming pool and lighted tennis court in the Bradbury Estates at 409 Deodar Lane, which is zoned A-5 and subject to the Hillside Development Standards.

Chairperson Halbmann asked Mr. Chan if he had agreed to the HOA and CSD conditions of approval to which he said, "Yes – back in December 2022." Mr. Chan will also work with an arborist who will be overseeing the removal and replacement of trees.

Since there were no other speakers, Chairperson Halbmann closed the public hearing. It was asked of the City Planner if the neighbors had any comments? There were none. Chairperson Halbmann moved to adopt Resolution No. PC 23-310. Commissioner Szymkowski seconded the motion as drafted to conditionally approve the project with a Categorical Exemption under the California Environmental Quality Act (CEQA). Commissioner Jones seconded the motion. The motion carried by the following 4 to 0 vote:

Ayes: Chairperson Halbmann, Commissioners Hernandez,
Commissioner Jones, and Commissioner Szymkowski
Absent: Vice-Chairperson Kuba
Noes: None

9. Items from Staff and Commissioners

Commissioner Hernandez asked about "Oak Mountain." City Planner Kasama explained that any problems had been resolved and the property was currently vacant.

City Planner Kasama reminded everyone about Bradbury Night Out on Thursday, July 27th at City Hall. He also stated next month's meeting agenda will include the "Reorganization" of the Planning Commission. The new Chair and Vice-Chair will be:

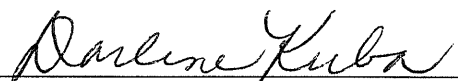
Darlene Kuba – New Chairperson
Frank Hernandez – New Vice-Chairperson.

**Eligibility requires one year on Planning Commission.*

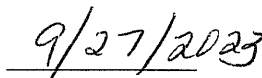
10. Adjournment

At 7:18 p.m., Chairperson Halbmann adjourned the meeting to the regular meeting scheduled for 7:00 p.m. on Wednesday, June 28, 2023, at the Bradbury Civic Center.

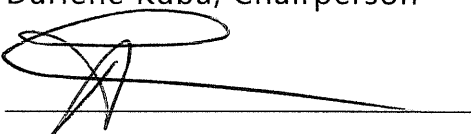
Signed by:




Darlene Kuba, Chairperson



Date



Diane Jensen, City Clerk



Date