



- A G E N D A -
REGULAR MEETING OF THE
PLANNING COMMISSION

CITY OF GLENDALE, COMMUNITY DEVELOPMENT DEPARTMENT
MSB Room 105, 633 E. Broadway, Glendale, CA 91206

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WEDNESDAY, APRIL 19, 2017, AT 5:00 P.M.

1. **ROLL CALL:** Astorian, Landregan, Lee, Manoukian, and Shahbazian
2. **REPORT REGARDING POSTING OF AGENDA**
The agenda for this meeting was posted on Wednesday, April 12, 2017, on the bulletin board outside City Hall and on the City's web site.
3. **PLEDGE OF ALLEGIANCE**
5. **APPROVAL OF MINUTES**
➤ [April 5, 2017 \(Regular Meeting\)](#)
6. **ORAL COMMUNICATIONS**
Discussion is limited to items not a part of this agenda. Each speaker is limited to 5 minutes. The Commission may question the speaker, but there will be no debate or decision.
7. **ZONING APPEALS**
OLD BUSINESS: NONE.
NEW BUSINESS: NONE.
8. **PLANNING COMMISSION ITEMS**
OLD BUSINESS: NONE.

NEW BUSINESS

- (1) **PARCEL MAP CASE NO. PPM1603702**

(2) SECONDARY RIDGELINE EXCEPTION CASE NO. PRBSE1603704
(3) NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION (MND)

LOCATION: [2942 AND 2950 OAK GLEN ROAD](#)

APPLICANT: Alen Malekian

OWNER: Ribeye Management, LLC

ZONE: "R1R" - Restricted Residential Zone, Floor Area Ratio District II

LEGAL DESCRIPTION: Portion of Lot 1, Tract 4787

STAFF: Kathy Duarte, Planner

PROJECT DESCRIPTION

Applications to subdivide an existing lot (a portion of which is a secondary ridgeline) of 269,200 square feet into four lots for constructing three new single-family dwellings, and a new cul-de-sac, maintaining the single-family dwelling at 2950 Oak Glen (built in 1947), and demolishing a single-family dwelling at 2942 Oak Glen Road (built in 1944).

Entitlements Requested

Parcel Map Case No. PPM1603702 and Secondary Ridgeline Exception Case No. PRBSE1603704.

Environmental Review

The Community Development Department, after having conducted an Initial Study, prepared a mitigated negative declaration (MND) for the project.

REQUESTED ACTION

Community Development Department staff recommends that the Planning Commission consider the proposed Mitigated Negative Declaration (MND), Proposed Parcel Map PPM1603702, and Secondary Ridgeline Exception Case No. PRBSE1603704, and recommends denial of Mitigated Negative Declaration, Parcel Map PPM1603702, and Secondary Ridgeline Exception Case No. PRBSE1603704, as stated in the staff report dated April 19, 2017.

9. COMMUNITY DEVELOPMENT DEPARTMENT UPDATES

10. COMMENTS FROM COMMISSIONERS

11. ADJOURNMENT