



MINUTES
SPECIAL MEETING – 5:30 P.M.
HEARING OFFICER
Wednesday, January 20, 2021
Virtual Meeting

Hearing Officer Present: Alex Garcia
Acting Zoning Administrator: David Sinclair
Staff Present: Luis Rocha, Jennifer Driver, Katherine Moran

1. **READING OF PROCEDURES**
2. **PUBLIC HEARINGS**

REGULAR CASES

A. HDP #6869: 360 SAINT KATHERINE DRIVE – COUNCIL DISTRICT #6

Hillside Development Permit: To allow the construction of a new 600 square-foot detached accessory structure. The site is currently developed with a one-story, 2,078 square-foot dwelling with an attached 535 square-foot two-car garage in the RS-2-HD (Single-Family Residential, Hillside Overlay District) zoning district. A Hillside Development Permit is required for a new accessory structure whose size exceeds 20 percent of the existing gross floor area of the primary structure (including attached garage). No protected trees are proposed to be removed as part of the project.

Staff Recommendation:

- 1) Find that the project is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15303 (Class 3, New Construction or Conversion of Small Structures); and
- 2) Approve the Hillside Development Permit with conditions.

Case Manager: Katherine Moran

APPROVED

APPEAL DATE: February 1, 2021

EFFECTIVE DATE: February 2, 2021

HEARING OFFICER ACTION: The Hearing Officer decided to adopt the Environmental Determination, which is an exemption, and approve the project subject to findings in Attachment A and adopted conditions found in Attachment B.
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B. TTM #74256: 2488 MOHAWK STREET – COUNCIL DISTRICT #4

Tentative Tract Map: To allow the creation of 21 air parcels on one land lot for residential condominium purposes. This application is for the creation of air parcels only; no changes to the project are proposed as part of the current application. The site is located within the RM-32 (Multi-Family Residential, 0-32 dwelling units per acre) zoning district.

Staff Recommendation:

- 1) Find that the project is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15332 (Class 32, In-Fill Development Projects); and,
- 2) Approve the Tentative Tract Map with conditions.

Case Manager: Jennifer Driver

APPROVED

APPEAL DATE: February 1, 2021

EFFECTIVE DATE: February 2, 2021

<p>HEARING OFFICER ACTION: The Hearing Officer decided to adopt the Environmental Determination, which is an exemption, and approve the project subject to findings in Attachment A and adopted conditions found in Attachment B.</p>

3. ADJOURNMENT: approximately 5:44 p.m.



David Sinclair, Senior Planner



Tess Varsh, Recording Secretary