# CITY OF FULLERTON REDEVELOPMENT DESIGN REVIEW COMMITTEE SPECIAL MEETING AGENDA THURSDAY, November 29, 2007

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Persons addressing the Redevelopment Design Review Committee shall be limited to 10 minutes unless the Chairman, subject to the approval of the Redevelopment Design Review Committee grants an extension of time. When any group of persons wishes to address the Committee, it shall be proper for the Chairman to request that a spokesman be chosen to represent the group.

Public comment will be allowed on agenda items at the time the item is considered.

The Redevelopment Design Review Committee's approval or denial of any action on this agenda shall become final and effective ten working days after its decision unless an appeal is made in writing within this ten-day period to the Planning Commission by either an applicant or an opponent. The filing of an appeal within such time limit shall stay the effective date of the order of the Redevelopment Design Review Committee until such time as the Planning Commission has acted on the appeal. Anyone interested in making an appeal should contact the Community Development Department for assistance.

4:00 P.M. SESSION

COUNCIL CONFERENCE ROOM

**ROLL CALL:** 

# APPROVAL OF MINUTES:

The Minutes of the Regular Meetings of October 11, 2007 and October 25, 2007 and November 8, 2007, will be approved at the next regularly-scheduled meeting.

# **OLD BUSINESS:**

None

# **NEW BUSINESS:**

- 1. PRJ07-00357 ZON07-00080 / ZON07-00081. APPLICANT: FRAZIER GROUP ARCHITECTS AND PROPERTY OWNER: CHRISTINE M. DARRAH A request for approval of a Conditional Use Permit and Major Development Project to demolish a detached garage, add approximately 400 sq. ft. to the rear of a residence, and construct a detached two-story structure consisting of a four-car garage and a limited second dwelling unit measuring approximately 544 sq. ft. of habitable area with a deck measuring approximately 123 sq. ft. on property located in a residential preservation zone at 336 W. Malvern Avenue (Generally located on the south side of Malvern Avenue, approximately 100 feet east of Ford Avenue) (Categorically Exempt under Section 15303 of CEQA Guidelines) (R-1P Zone) (AKU)
- 2. <u>PRJ07-00309 ZON07-00114. APPLICANT AND PROPERTY OWNER: MICHAEL FRANCIS AND APPLICANT: NANCY TAVERA AND APPLICANT:</u>

ALEX FISCHER. A request to remove a condition of approval for a Minor Development Project for property located at 312 W. Whiting Avenue, which requires a maintenance easement over property at 308 W. Wilshire Avenue. The Minor Development project was approved on August 23, 2007, allowing a new 2 bedroom, 790 sq. ft., detached unit over a 3 car garage along the alley in a preservation overlay zone. (Generally located on the south side of W. Whiting, approximately 160 ft to 200 ft west of Highland, 470 ft east of Ford Ave) (R-2P Zone) (Categorically Exempt under Section 15303 of CEQA Guidelines) (JEA)

# **MISCELLANEOUS ITEMS:**

None

# **PUBLIC COMMENTS:**

Public comment will be allowed on matters not appearing on the agenda but within the Redevelopment Design Review Committee's jurisdiction, at the end of the agenda. No action may be taken on off-agenda items except as provided by law.

# STAFF/COMMITTEE COMMUNICATION:

None

# MEETINGS:

Planning Commission – November 14 City Council – November 20

# AGENDA FORECAST FOR SPECIAL MEETINGS:

None

# AGENDA FORECAST FOR December 13, 2007 RDRC MEETING:

PRJ05-00269 - ZON05-00025 APPLICANT: JOE GUTIERREZ AND PROPERTY OWNER: GUTIERREZ FAMILY TRUST A Major Site Plan review of architecture and landscape plans for a proposed five unit apartment complex at 840 Magnolia Avenue. (Generally located on the east side of Magnolia Avenue between approximately 167 and 263 feet south of the southeast corner of Magnolia Avenue and Olive Avenue) (R-3 Zone) (Categorically Exempt under Section 15332 of CEQA Guidelines) (AKU) (Continued from June 28, 2007)