



AGENDA SUMMARY PAGE
Planning Commission
Meeting of: December 12, 2023

Agenda Item No.:
28

DEPARTMENT: Community Development
DIRECTOR: Seth Floyd

DISCUSSION

SUBJECT:

23-0522-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: GISEL PEDROZA AGUILAR - For possible action on the following Land Use Entitlement project request TO ALLOW A ONE-FOOT SIDE YARD SETBACK WHERE THREE FEET IS REQUIRED, A ONE-FOOT REAR YARD SETBACK WHERE THREE FEET IS REQUIRED, AND A ONE-FOOT SEPARATION FROM THE PRIMARY DWELLING WHERE SIX FEET IS REQUIRED FOR AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [CASITA]; A ZERO-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR AN EXISTING PATIO COVER [PATIO COVER 1]; A ZERO-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR AN EXISTING PATIO COVER [PATIO COVER 2], A SIX-FOOT TALL FRONT YARD WALL/FENCE WHERE FIVE FEET IS THE MAXIMUM ALLOWED; A TOTAL ACCESSORY STRUCTURE COVERAGE OF 103 PERCENT OF THE PRIMARY DWELLING FLOOR AREA WHERE 50 PERCENT IS THE MAXIMUM ALLOWED; AND TO ALLOW A ZERO-FOOT SEPARATION FROM THE PRIMARY DWELLING WHERE SIX FEET IS REQUIRED FOR AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [CARPORT], AND TO BE LOCATED WITHIN THE FRONT YARD WHERE SUCH IS NOT ALLOWED on 0.14 acres at 1800 Silver Birch Lane (APN 162-01-711-011), R-1 (Single Family Residential) Zone, Ward 3 (Diaz). Staff recommends DENIAL.

May go to City Council on: 01/17/2024 OR May be Final Action (Unless Appealed Within 10 Days)

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

Planning Commission Mtg.

City Council Meeting

City Council Meeting

RECOMMENDATION:

Staff recommends DENIAL, if approved, subject to conditions:

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photo(s)
5. Justification Letter
6. Submitted after Final Agenda – Protest-Support Postcards