

# CITY OF SAN DIMAS PLANNING COMMISSION AGENDA

Regularly Scheduled Meeting  
THURSDAY, JULY 17, 2014 AT 7:00 P.M.  
245 East Bonita Avenue, Council Chambers

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## CALL TO ORDER AND FLAG SALUTE

## CONSENT CALENDAR

1. Approval of Minutes: May 15, 2014  
June 5, 2014

## PUBLIC HEARING

1. **ENVIRONMENTAL ASSESSMENT AND CONSIDERATION OF THE FOLLOWING APPLICATIONS FOR THE PROPERTY LOCATED AT 155 N. EUCLA AVENUE, APNS 8386-006-010, 025, 026, 027, 028 AND 029:**

**GENERAL PLAN AMENDMENT 14-01:** A request to amend the General Plan Land Use Designation to Residential High to allow for a density level of 12.1 to 16 units per acre; and

**MUNICIPAL CODE TEXT AMENDMENT 13-06:** A request to amend Specific Plan No. 23 by creating a new "Planning Area III" that will allow residential development; and

**ZONE CHANGE 14-01:** A request to change the zone of the appendage portion of the project (APN: 8386-006-029) from Multiple Family (MF-15) to Specific Plan 23, Area III;

**TENTATIVE TRACT MAP 72590 (TTM 13-02):** A request to process a Tentative Tract Map for Condominium Purposes for 47 attached residential units; and

**DEVELOPMENT PLAN REVIEW BOARD CASE NO. 13-31:** A request to develop 47 two- and three-story townhomes on approximately 3.65 acres in a gated community. The residential units will range in size from 1,315 sq. ft. to 1,838 sq. ft. Each unit will have a two-car garage (totaling 94 parking spaces) and an additional 48 on-site parking stalls for residents and visitors; and

**TREE REMOVAL NO. 14-05:** A request to remove 58 trees from the site. A tree replacement plan will be required and be incorporated into the landscape plan.

**Applicant:** City Ventures

**Environmental:** Mitigated Negative Declaration