



CITY of CALABASAS

PLANNING COMMISSION AGENDA REPORT
MAY 2, 2024

TO: Members of the Planning Commission

FROM: Glenn Michitsch, Senior Planner

FILE NO(s): SPR-2023-016 and OTP-2024-004

PROPOSAL: Request for a Site Plan Review and Oak Tree Permit for a new 2,268 square-foot two-story single-family home with an attached garage, maximum 6-foot-high retaining walls, hardscape and landscape, located at 23616 Valley View (APN: 2072-014-005), in the Rural Community (RC) Zoning District and Calabasas Highlands (CH) Overlay Zone. The proposed project includes removal of one on-site non-heritage oak tree and encroachment into the protected zone of three (3) off-site oak trees.

APPLICANT: Will Shepphird

RECOMMENDATION: That the Planning Commission adopt PC Resolution No. 2024-788, approving File No(s). SPR-2023-016 AND OTP-2024-004, consistent with the Commission's direction on April 18, 2024.

BACKGROUND:

On April 18, 2024, the Planning Commission held a public hearing for File No(s) SPR-2023-016 and OTP-2024-004. The agenda report and all attachments can be found at:

<https://www.cityofcalabasas.com/Home/Components/Calendar/Event/6191/17>

At the meeting, staff gave a presentation summarizing the project. The Planning

Commission asked questions of staff and the applicant. The Commission approved a motion directing Staff to prepare a resolution of approval for their review at the next regularly scheduled meeting that included the conditions of approval attached as Exhibit C to the April 18, 2024 Agenda Report, and to add two additional conditions of approval as follows:

- 1) Add a condition to relocate the trash collection area to an area less visible from Valley View Road; and
- 2) Add a condition to relocate the proposed stormwater collection cistern to an area outside of the oak tree canopies of the adjacent retained off-site oak trees as feasible.

ATTACHMENTS:

Exhibit A: Planning Commission Resolution No. 2024-788