

MINUTES: of the Minor Exception Permit Committee Meeting of the City of Redlands held Tuesday, September 30, 2014, at 8:00 a.m. are as follows:

I. ATTENDANCE

PRESENT: Jan Hudson, Planning Commissioner
John James, Planning Commissioner
Henry Roe, Building Official
Sean P. Kelleher, Associate Planner (Secretary to the Committee)

II. APPROVAL OF MINUTES

A. September 16th, 2014: Minutes were approved by the Committee.

III. PUBLIC COMMENT PERIOD

A. There were no comments presented.

IV. NEW BUSINESS

A. **Meeting Location:** 624 Coronado Drive, Redlands, CA 92373
Meeting Time: 8:10 A.M., or as soon thereafter as may be heard

PUBLIC HEARING to consider **Minor Exception Permit No. 503** for 624 Coronado Drive, to construct a six foot (6') tall wood picket fence approximately eighty-eight feet (88') in overall length in the front yard setback and the parking of a trailer in the front yard setback. The property is located within the R-S (Suburban Residential) district. Pursuant to Section 18.168.020 (B) Fences and walls not to exceed three feet (3') in height shall be permitted within any required front yard setback. Pursuant to Section 18.168.040 a minor exception permit may be granted for the proposed fence. Pursuant to Section 18.168.050 a minor exception may be granted to a resident of a residential zoned parcel to park a detached camper, trailer, or watercraft in a designated front yard driveway, or other city approved hard surfaced area in the front yard of said parcel.

MINUTES: The property owner and committee had a brief discussion regarding the proposal. The discussion included the location and height of the proposed fences along Ardmore Avenue and the camper trailer located behind the fence. The Committee concurred unanimously that the location of the camper trailer was appropriate as there was no other location on-site for it to be stored and its view was partially obscured by the fence. The Committee then discussed the height and location of the fence. This discussion included maintaining the fence in its existing location or requiring the fence to be moved back from the property line two – three feet. The discussion of the two alternatives was related to the area required for the planting of vines between the fence and back of sidewalk or the planting of bushes and shrubs. The committee approved the request subject to the following conditions of approval.

1. The applicant shall submit and receive approval of a building permit. The fence shall be located a minimum of two feet six inches (2' 6") behind the back of the sidewalk.
2. The Applicant shall plant shrubs between the fence and Ardmore Avenue.

3. The camper trailer shall be parked on an improved surface as approved by the Planning Division.

DECISION: The committee voted 2-1 approving the request.

V. ADJOURNMENT

Sean P. Kelleher, MBA
Associate Planner
City of Redlands

NOTICE: The Minor Exception Permit Committee visited the above referenced properties and made a determination on the request(s). If one wished to appeal a decision, said appeal must have been submitted within ten days (Section 18.168.100) from date of the decision or by **October 10, 2014**. A formal appeal, with the appropriate submittal fee, must have been submitted to this Development Services Department within this time frame. If no appeals are received within these ten days, the decision of the Advisory Committee becomes final.