CITY OF SOUTH PASADENA
PLANNING COMMISSION

AGENDA
REGULAR MEETING
TUESDAY, NOVEMBER 10, 2026 AT 6:30 P.M.

AMEDEE O. "DICK" RICHARDS JR. COUNCIL CHAMBERS
1424 MISSION STREET, SOUTH PASADENA, CA 91030

South Pasadena Planning Commission Statement of Civility

As your appointed governing board we will treat each other, members of the public, and city employees with patience, civility and courtesy as a model of the same behavior we wish to reflect in South Pasadena for the conduct of all city business and community participation. The decisions made tonight will be for the benefit of the South Pasadena community and not for personal gain.

NOTICE ON PUBLIC PARTICIPATION & ACCESSIBILITY

The South Pasadena Planning Commission Meeting will be conducted in-person from the Amedee O. "Dick" Richards, Jr. Council Chambers, located at 1424 Mission Street, South Pasadena, CA 91030.

The Meeting will be available:

- In Person – Council Chambers, 1424 Mission Street, South Pasadena
- Via Zoom: https://us02web.zoom.us/j/83530439651 **Meeting ID: 8353 043 9651**

To maximize public safety while still maintaining transparency and public access, members of the public can observe the meeting via Zoom in the following methods below.

- Go to the Zoom website, https://Zoom.us/join and enter the Zoom meeting information; or
- Click on the following unique Zoom meeting link: https://us02web.zoom.us/j/83530439651

CALL TO ORDER:	Chair	Amitabh Barthakur
ROLL CALL:	Chair	Amitabh Barthakur
	Vice-Chair	Jason Claypool
	Commissioner	Mark Gallatin
	Commissioner	Arnold Swanborn
	Commissioner	James Martin
	Commissioner	Matthew Horton
	Commissioner	Joseph Williams
	Youth Commissioner	Batia Lou
COUNCIL LIAISON:	Mayor	Sheila Rossi

APPROVAL OF AGENDA
Majority vote of the Commission to proceed with Commission business.

DISCLOSURE OF SITE VISITS AND EX-PARTE CONTACTS
Disclosure by Commissioners of site visits and ex-parte contact for items on the agenda.

PUBLIC COMMENT GUIDELINES (Public Comments are limited to 3 minutes)

The Planning Commission welcomes public input. If you would like to comment on an agenda item, members of the public may participate by one of the following options:

Option 1:

Participate in-person at the Council Chambers, 1424 Mission Street, South Pasadena.

Option 2:

Participants will be able to "raise their hand" using the Zoom icon during the meeting, and they will have their microphone un-muted during comment portions of the agenda to speak for up to 3 minutes per item.

Option 3:

Email public comment(s) to PlanningComments@southpasadenaca.gov. Public Comments received in writing will not be read aloud at the meeting, but will be part of the meeting record. Written public comments will be uploaded online for public viewing under Additional Documents. There is no word limit on emailed Public Comment(s). Please make sure to indicate:

1) Name (optional), and
2) Agenda item you are submitting public comment on, and
3) Submit by no later than 12:00 p.m., on the day of the Planning Commission meeting.

NOTE: Pursuant to State law, the Planning Commission may not discuss or take action on issues not on the meeting agenda, except that members of the Planning Commission or staff may briefly respond to statements made or questions posed by persons exercising public testimony rights (Government Code Section 54954.2). Staff may be asked to follow up on such items.

PUBLIC COMMENT

1. **Public Comment – General (Non-Agenda Items)**

CONSENT CALENDAR ITEMS

2. **Minutes from the Regular Meeting of September 8, 2026**

PUBLIC HEARING ITEMS

3. **Project No. PLR26-0003 –** A request for Design Review and Hillside Development Permits to demolish an existing single-story 1,382 square-foot single-family dwelling with an attached 420 square-foot two-car garage and construct a new two-story 2,707 square-foot single-family dwelling with an attached 440 square-foot two-car garage at a hillside property located at 1320 Oak Hill Place (APN: 5311-006-046). Additionally, the applicant requests a Tree Removal Permit for the removal of three significant on-site trees: one Elephant-Foot tree, one Italian Cypress, and one multi-stem Hong Kong orchid tree. In accordance with the California Environmental Quality Act (CEQA), the project is categorically exempt under Section 15303, Class 3 (New Construction or Conversion of Small Structures).

   Recommendation:
   Staff recommends that the Planning Commission:

   1. Find the project exempt under the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15303, Class 3 (New Construction or Conversion of Small Structures), which includes construction and location of limited numbers of new, small facilities or structures, including one single-family residence; and

2. Approve Project No. PLR26-0003 subject to Conditions of Approval, as follows:

    a. A **Hillside Development Permit** to construct a new two-story 2,707 square-foot single-family dwelling with an attached 440 square-foot two-car garage at a hillside property.
    b. **A Design Review Permit** for the review of the design aspects of the proposed development; and,
    c. **A Tree Removal Permit** for the removal of three (3) significant on-site trees: one elephant-foot tree, one Italian Cypress, and one multi-stem Hong Kong orchid tree.

4. **Project No. 2579-CUP-MOD –** Consideration of City-Initiated modification to Conditional Use Permit (CUP) No. 2579-CUP to modify the operation of the existing bar (Sid's Bar) as an additional primary use with limited live entertainment permitted to operate daily from 5:00pm to 1:30am at an existing permitted live entertainment concert venue (Sid the Cat) with on-site consumption and sale of alcoholic beverages (Type-90 ABC license), located at 1020 El Centro Street (APN: 5315-008-049 formerly APN: 5315-008-047); and to make a determination of exemption under the California Environmental Quality Act (CEQA), Section 15301, Class 1 (Existing Facilities).

    Recommendation:
    Staff recommends that the Planning Commission:

    1. Find the project exempt under California Environmental Quality Act (CEQA) Guidelines, Section 15301, Class 1 (Existing Facilities); and
    2. Approve Project No.2579-CUP-MOD, subject to Conditions of Approval.

ADMINISTRATION

5. **Comments from City Council Liaison**
6. **Comments from Subcommittees**
7. **Comments from Planning Commissioners**
8. **Comments from Staff**

ADJOURNMENT

9. **Adjourn to the Regular Planning Commission meeting scheduled for December 8, 2026 at 6:30 p.m.**

PUBLIC ACCESS TO AGENDA DOCUMENTS AND BROADCASTING OF MEETINGS

Planning Commission meeting agenda packets are available online at the City website: https://www.southpasadenaca.gov/Your-Government/Boards-Commissions/Planning-Commission

AGENDA NOTIFICATION SUBSCRIPTION

Individuals can be placed on an email notification list to receive forthcoming agendas by emailing CityClerk@southpasadenaca.gov or calling the City Clerk's Division at (626) 403-7230.

ACCOMMODATIONS

The City of South Pasadena wishes to make all of its public meetings accessible to the public. If special assistance is needed to participate in this meeting, please contact the City Clerk's Division at (626) 403-7230. Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities. Notification at least 48 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting (28 CFR 35.102-35.104 ADA Title II).

I declare under penalty of perjury that I posted this notice of agenda on the bulletin board in the courtyard of City Hall at 1414 Mission Street, South Pasadena, CA 91030, and on the City's website as required by law.

11/5/2026
Date

Robert (Dean) Flores, Planning Manager