

---

# PUBLIC NOTICE

## CITY OF DANA POINT

### NOTICE OF PUBLIC HEARING

---

NOTICE IS HEREBY GIVEN THAT a public hearing will be held by the Planning Commission of the City of Dana Point to consider the following:

**Coastal Development Permit CDP13-0017 and Minor Site Development Permit SDP13-0033(M):** A request to permit the demolition of an existing single-family dwelling, and the construction of a new, two-story, 7,334 square foot single-family dwelling with attached, 1,086 square foot, four-vehicle garage; as well as for the construction of new retaining and freestanding walls, on land located within the City's Coastal Overlay District but outside the Appeal's Jurisdiction of the California Coastal Commission at 32431 Sea Island Drive.

**Project Numbers:** CDP13-0017 and SDP13-0033(M)  
**Project Location:** 32431 Sea Island Drive (APN 670-093-04)  
**Applicant:** Stan Schrofer and Associates (Architects)  
**Owners:** Mr. and Mrs. Sang Choi  
**Environmental:** Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15303 (a) (Class 3 – New Construction or Conversion of Small Structures).  
**Hearing Date:** February 24, 2014  
**Hearing Time:** 6:00 PM (or as soon thereafter as possible)  
**Hearing Location:** 33282 Golden Lantern, Dana Point, CA 92629 (Dana Point City Hall)


All persons either favoring or opposing the subject project are invited to present their views to the Commission at this hearing.

**Note:** This project may be appealed to the City Council. If you challenge the action taken on this proposal in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City of Dana Point prior to the public hearing.

For further information, please contact Evan Langan, AICP, Associate Planner at the City of Dana Point, Community Development Department, 33282 Golden Lantern, Suite 209, Dana Point, (949) 248-3591.

STATE OF CALIFORNIA     )  
COUNTY OF ORANGE     )     ss     AFFIDAVIT OF POSTING  
CITY OF DANA POINT     )

I, Ursula Luna-Reynosa, Director of the Community Development Department of the City of Dana Point, do hereby certify that on or before February 14, 2014, I caused the above notice to be posted in four places in the City of Dana Point, to wit: City Hall, the Dana Point Post Office, the Capistrano Beach Post Office, and the Dana Point Library.

  
\_\_\_\_\_  
Ursula Luna-Reynosa, Director  
Community Development Department