
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 CDP04-12/33831 Niguel Shores Drive: A Coastal Development Permit to allow the demolition of an existing residence and construction of a new single story, 4,000 square foot single-family residence with an attached 750 square foot, three (3) car garage on a 15,406 square foot parcel in the Niguel Shores community. The proposed project requires a Coastal Development Permit for construction within the Coastal Overlay District.

Project Number: Coastal Development Permit CDP04-12
Project Location: 33831 Niguel Shores Drive (APN: 672-071-14)
Applicant/Owner: Renato Trotta/Stephan Unger
Environmental: Categorically Exempt, Class 1, Section 15301
Hearing Date: August 3, 2005
Hearing Time: 7:00 p.m. (or as soon thereafter as possible)
Hearing Location: 33282 Golden Lantern, Suite 210, Dana Point, California 92629

All persons either favoring or opposing this proposal are invited to present their views on the above referenced project 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.

This project lies within the Coastal Overlay District and the Appeal Jurisdiction of the City's Local Coastal Program and may be appealed to the California Coastal Commission.

For further information, please contact Brenda Chase, Senior Planner at the City of Dana Point, Community Development Department, 33282 Golden Lantern, Suite 212, Dana Point, (949)248-3568.

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

I, Kyle Butterwick, Director of Community Development Department of the City of Dana Point, do hereby certify that on July 22, 2005, I caused the above notice to be posted in four (4) 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.

Kyle Butterwick, Director
Community Development Department