

CITY OF DANA POINT

Monday
August 24, 2015
6:00 p.m.



City Hall Offices
Council Chamber (#210)
33282 Golden Lantern
Dana Point, CA 92629

PLANNING COMMISSION REGULAR MEETING AGENDA

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL Chairwoman April O'Connor, Vice-Chairman Eric Nelson, Commissioner Liz Claus, Commissioner Scott McKhann, and Commissioner Danni Murphy

A: APPROVAL OF MINUTES

ITEM 1: Minutes of the regular Planning Commission Meeting of July 27, 2015.

B. PUBLIC COMMENTS

Anyone wishing to address the Planning Commission during the Public Comment section or on an Agenda Item is asked to complete a "Request to Speak" form available at the door. The completed form is to be submitted to the Planning Commission Secretary prior to an individual being heard by the Planning Commission.

Any person wishing to address the Planning Commission on a subject other than those scheduled on the Agenda is requested to do so at this time. In order to conduct a timely meeting, there will be a three-minute time limit per person and an overall time limit of 15 minutes for the Public Comments portion of the Agenda. State law prohibits the Planning Commission from taking any action on a specific item unless it appears on the posted Agenda.

C. CONSENT CALENDAR

There are no items on the Consent Calendar.

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D. PUBLIC HEARINGS

ITEM 2: Coastal Development Permit CDP15-0011 to allow the construction of a new single-family dwelling on a vacant lot containing a coastal bluff at 24682 El Camino Capistrano

Applicant DP Harbor Properties, LLC.

Location: 24682 El Camino Capistrano (APN 682-203-05)

Recommendation: That the Planning Commission adopt the attached Draft Resolution approving Coastal Development Permit CDP15-0011.

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) in that the application proposes the construction of one, new single-family dwelling.

Request: Approval of a Coastal Development Permit (CDP) to allow construction of a new, 7,503 square foot single-family dwelling with an attached, 834 square foot garage on a vacant coastal bluff lot located within the City's Coastal Overlay District (the California Coastal Zone) and the appeals jurisdiction of the California Coastal Commission.

ITEM 3: Tentative Parcel Map TPM14-0001 and Site Development Permit SDP14-0010 for the subdivision of one vacant lot into two lots, in conjunction with the construction of two, detached residential duplexes on each of the new lots at 26371 Via Canon

Applicant Adam Tancredi

Location: 26371 Via Canon (APN 123-141-28)

Recommendation: That the Planning Commission adopt the attached resolution approving Tentative Parcel Map TPM14-0001 and Site Development Permit SDP14-0010.

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Sections 15303 (b) (Class 3 – New Construction or Conversion of Small Structures) and 15315 (Class 15 - Minor Land Divisions).

Request: Approval of a Tentative Parcel Map and Site Development Permit to

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allow the subdivision of one lot into two lots, in conjunction with the construction of two, new, detached residential duplexes on each of the new lots, two of which would include roof decks.

ITEM 4: General Plan Consistency Analysis GPC15-0001 and Coastal Development Permit CDP15-0017 for the vacation of portions of Del Prado and Ruby Lantern Street in the vicinity of APN#'S 682-233-02, 682-233-03 AND 682-231-01

Applicant City of Dana Point

Location: The portions to be vacated are located in the vicinity of Assessor Parcel Numbers 682-233-02, 682-233-03 AND 682-231-01.

Recommendation: That the Planning Commission adopt the attached Draft Resolution (Attachment 1) finding that the vacation of portions of Del Prado and of Ruby Lantern Street are consistent with the Dana Point General Plan; and 2) finding that the vacation is consistent with the City's Local Coastal Program.

Environmental: The proposed project is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Section 15305, Class 5 – Minor Alterations in Land Use Limitations in that the project involves the vacation of portions of two existing City streets that will not result in any significant changes in land use or density.

Request: Request for a General Plan Consistency determination, GPC15-0001 and Coastal Development Permit CDP15-000 for the City's vacation of portions of Del Prado and of Ruby Lantern Street.

E. OLD BUSINESS

There is no Old Business.

F. NEW BUSINESS

There is no New Business.

G. STAFF REPORTS

Height Workshop

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H. COMMISSIONER COMMENTS

I. ADJOURNMENT

The *next* Regular Meeting of the Planning Commission will be held on Monday, September 14, 2015, beginning at 6:00 p.m. (or as soon thereafter) in the City Council Chamber located at 33282 Golden Lantern, Suite 210, Dana Point, California.

CERTIFICATION

STATE OF CALIFORNIA)
COUNTY OF ORANGE)
CITY OF DANA POINT)

AFFIDAVIT OF POSTING

I, Ursula Luna-Reynosa, Community Development Director of the City of Dana Point, do hereby certify that on or before Friday, August 21, 2015, I caused the above notice to be posted in four (4) places in the City of Dana Point, to wit: City Hall, Capistrano Beach Post Office, Dana Point Post Office and the Dana Point Library.



Ursula Luna-Reynosa, Director
Community Development Department

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT, IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THIS MEETING, YOU SHOULD CONTACT THE OFFICE OF THE PLANNING COMMISSION AT (949) 248-3563. NOTIFICATION 48 HOURS PRIOR TO THE MEETING WILL ENABLE THE CITY TO MAKE REASONABLE ARRANGEMENTS TO ASSURE ACCESSIBILITY TO THIS MEETING.