

**CITY OF DANA POINT
PLANNING COMMISSION
REGULAR MEETING MINUTES**

December 12, 2016
6:01 P.M. – 6:14 P.M.

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

CALL TO ORDER

Chairman Nelson called the Regular Meeting of the Dana Point Planning Commission to order at 6:01 p.m.

PLEDGE OF ALLEGIANCE

Belinda Deines (Senior Planner) led the Pledge of Allegiance.

ROLL CALL

Planning Commission Members Present: Chairman Eric Nelson, Commissioner Danni Murphy, Commissioner April O'Connor

Planning Commissioners Absent: Vice-Chairman Scott McKhann, Commissioner Roy Dohner,

Staff Present: Jennifer Farrell (Deputy City Attorney), Matt Schneider (Planning Manager), Belinda Deines (Senior Planner), and Shayna Sharke (Senior Administrative Assistant)

A. APPROVAL OF MINUTES

ITEM 1: Minutes of the Regular Planning Commission Meeting of November 14, 2016.

ACTION: Motion made (O'Connor) and seconded (Murphy) to approve the Minutes of the Regular Planning Commission Meeting of November 14, 2016. Motion carried 3-0-2.

AYES:	Murphy, O'Connor, Nelson
NOES:	None
ABSENT:	Dohner, McKhann
ABSTAIN:	None

B. PUBLIC COMMENTS

There were no requests to speak.

**CITY OF DANA POINT
PLANNING COMMISSION**

December 12, 2016
6:01 P.M. – 6:14 P.M.

REGULAR MEETING MINUTES

PAGE 2

C. CONSENT CALENDAR

There are no items on the Consent Calendar.

D. PUBLIC HEARINGS

ITEM 2: Coastal Development Permit CDP16-0015 to allow additions and alterations to an existing single-family dwelling located within a Residential Single-Family (RSF-7/PRD-3) Zoning District at 23591 Verrazanno Bay.

Applicant: Karin and Keith Bremer, Property Owner

Location: 23591 Verrazanno Bay (APN 672-081-04)

Recommendation: That the Planning Commission adopt the attached Resolution approving Coastal Development Permit CDP16-0015.

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15301 (Class 1 – Existing Facilities) in that the project proposes additions to an existing single-family dwelling that will result in an increase of less than 50% of the existing floor area.

Request: Approval of a Coastal Development Permit to allow a 492 square-foot addition to an existing single-family dwelling located within the City's Coastal Overlay District (the California Coastal Zone) and the Appeals Jurisdiction of the California Coastal Commission.

Belinda Deines (Senior Planner) presented.

PUBLIC COMMENTS

There were no public comments.

ACTION: Motion made (O'Connor) and seconded (Nelson) to adopt Resolution No. 16-12-12-32 Coastal Development Permit CDP16-0015 approving to allow additions and alterations to an existing single-family dwelling located within a Residential Single-Family (RSF-7/PRD-3) Zoning District at 23591 Verrazanno Bay. Motion carried 3-0-2.

AYES: Murphy, Nelson, O'Connor

NOES: None

ABSENT: Dohner, McKhann,

ABSTAIN: None

**CITY OF DANA POINT
PLANNING COMMISSION**

December 12, 2016
6:01 P.M. – 6:14 P.M.

REGULAR MEETING MINUTES

PAGE 3

ITEM 3: Coastal Development Permit CDP16-0016 to allow additions and alterations to an existing single-family dwelling located within a Residential Single-Family (RSF-7/PRD-3) Zoning District at 23691 Sidney Bay.

Applicant: Cherie Usgaard, Property Owner

Location: 23691 Sidney Bay (APN 672-081-38)

Recommendation: That the Planning Commission adopt the attached Resolution approving Coastal Development Permit CDP16-0016.

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15301 (Class 1 – Existing Facilities) in that the project proposes additions to an existing single-family dwelling that will result in an increase of less than 50% of the existing floor area.

Request: Approval of a Coastal Development Permit to allow a 621 square-foot addition to an existing single-family dwelling located within the City's Coastal Overlay District (the California Coastal Zone) and the Appeals Jurisdiction of the California Coastal Commission.

Belinda Deines (Senior Planner) presented and answered questions of the Planning Commission.

PUBLIC COMMENTS

There were no public comments.

ACTION: Motion made (Murphy) and seconded (O'Connor) to adopt Resolution No. 16-12-12-33 Coastal Development Permit CDP16-0016 to allow additions and alterations to an existing single-family dwelling located within a Residential Single-Family (RSF-7/PRD-3) Zoning District at 23691 Sidney Bay. Motion carried 3-0-2.

AYES: Murphy, Nelson, O'Connor
NOES: None
ABSENT: Dohner, McKhann,
ABSTAIN: None

E. OLD BUSINESS

There was no Old Business.

**CITY OF DANA POINT
PLANNING COMMISSION**

December 12, 2016
6:01 P.M. – 6:14 P.M.

REGULAR MEETING MINUTES

PAGE 4

F. NEW BUSINESS

There was no New Business.

G. STAFF REPORTS

Matt Schneider (Planning Manager) reported that the California Coastal Commission approved LCP Amendment No. 2-16 (LCP-5-DPT-16-0044-1) regarding the Headlands Development Conservation Plan with modifications. He added that the item will return to the City Council and then to the Planning Commission if a Coastal Development Permit is pursued.

H. COMMISSIONER COMMENTS

Commissioner O'Connor wished everyone a happy holiday season.

Chairman Nelson wished everyone a happy holiday season.

Commissioner Murphy thanked staff and wished everyone a happy holiday.

I. ADJOURNMENT

Chairman Nelson adjourned the meeting at 6:14 p.m. and announced that the *next* Regular Meeting of the Planning Commission will be held on Monday, January 23, 2017, 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.

The meeting adjourned at 6:14 p.m.



Eric A. Nelson, Chairman
Planning Commission