
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 CDP16-0013, Variance 16-0001, and SDP17-0017(M): To permit the demolition of an existing single-family dwelling and the construction of a new 4,505 square-foot single-family dwelling with a reduced rear yard setback that is consistent with the approved setback for the existing house. The project also includes an attached garage, and walls that exceed 42 inches in the front yard setback within the Residential Single-Family 4 (RSF-4) Zoning District at 118 Monarch Bay Drive.

Project Numbers: CDP16-0013, V 16-0001, and SDP 17-0017(M)
Project Location: 118 Monarch Bay Drive (APN 670-121-34)
Project Applicant: Stan Andrade Architects
Property Owner: Dan and Tess Maas
Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15303 (Class 3 – New Construction or Conversion of Small Structures).
Hearing Date: July 10, 2017
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. This project may also be appealed to the California Coastal Commission in accordance with Dana Point Municipal Code Section 9.69.090. The process includes, but is not limited to contacting the Coastal Commission for the appropriate forms and instructions to file an appeal.

For further information, please contact John Ciampa, 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 June 30, 2017, 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