

CITY OF DANA POINT

Monday
November 26, 2018
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 Chair Danni Murphy, Vice-Chair Roy Dohner, Commissioner Scott McKhann, Commissioner Mary Opel, Commissioner Eric Nelson

A: APPROVAL OF MINUTES

ITEM 1: Minutes of the Regular Planning Commission Meeting October 22, 2018

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 HEARING

ITEM 2: Minor Conditional Use Permit CUP17-0015(M)/Minor Site Development Permit SDP17-0044(M) to allow the construction of a duplex with tandem parking and for walls greater than 30 inches visible from the public right of way in the Residential Duplex (RD-14) Zoning District at 34411 Via Gomez

Applicant: Ricky Barnes

Address: 34411 Via Gomez
(APN 691-391-46)

Recommendation: That the Planning Commission adopt the attached draft Resolution approving Minor Conditional Use Permit CUP17-0015(M)/Minor Site Development Permit SDP17-0044(M).

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15303 (b) (Class 3 – New Construction or Conversion of Small Structures) in that the application proposes the construction of less than six dwelling units.

Request: Approval of Minor Conditional Use Permit CUP17-0015(M)/Minor Site Development Permit 17-0044(M) to allow the construction of a duplex with tandem parking and walls greater than 30 inches visible from the public right-of-way in the Residential Duplex (RD-14) Zoning District.

ITEM 3: Coastal Development Permit CDP18-0009 for a 320 square foot addition and remodel to a legal nonconforming house in the Residential Single Family 4 (RSF-4) Zone located at 11 Monarch Bay Drive.

Applicant: Dick and Andrea BurrIDGE

Address: 11 Monarch Bay Drive
(APN 670-131-40)

Recommendation: That the Planning Commission adopt the attached draft resolution approving Coastal Development Permit CDP18-0009.

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 involves a 320 square foot addition and remodel to an existing house.

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Request: A request for a remodel and an addition of 320 square feet to expand a legal nonconforming single-family dwelling (SFD) and garage to 3,776 gross square feet.

- ITEM 4: Conditional Use Permit CUP18-0014 to permit the establishment of an administrative office/retail use (bank) on the ground floor of a building within the boundaries of the Dana Point Town Center Plan, located at 34155 Pacific Coast Highway, Suite A**

Applicant: Allen Chuang

Address: 34155 Pacific Coast Highway, Suite A
(APN: 682-321-07)

Recommendation: That the Planning Commission adopt the attached draft Resolution approving Conditional Development Permit (CUP18-0014).

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is categorically exempt per Section(s) 15301 of the CEQA Guidelines (Class 1) Existing Facilities due to the fact that the project consists of the establishment of an administrative office use in a ground floor suite of a building currently under construction within the Town Center Mixed-Use District plan area.

Request: Approval of a Conditional Use Permit (CUP) to permit the establishment of an Administrative Office/Retail Use (bank) on the ground floor of a building currently under construction within the Dana Point Town Center Plan, located at 34155 Pacific Coast Highway, Suite A.

E. OLD BUSINESS

There is no Old Business.

F. NEW BUSINESS

- ITEM 5: Sign Program Permit SPP18-0003 for the multi-tenant mixed-use buildings located at 35135, 34137, and 34155 Pacific Coast Highway.**

Applicant's Agent: Allen Chuang

Address: 35135 Pacific Coast Highway
(APN's: 682-232-06, 682-232-07, 682-232-11),
34137 Pacific Coast Highway
(APN's: 682-321-01, 682-321-14,
34155 Pacific Coast Highway
(APN's: 682-321-07, 682-321-08)

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Recommendation: That the Planning Commission adopt the attached draft Resolution approving Sign Program Permit SPP18-0003 for the mixed-use buildings located at 35135, 34137, and 34155 Pacific Coast Highway (Prado West Mixed-Use Buildings)

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is categorically exempt per Section 15301 of the CEQA Guidelines (Class 1 – Existing Facilities) in that the project consists of a minor alteration of an existing structure.

Request: Approval of a new Sign Program for a multi-tenant mixed-use buildings located at 34052 35135, 34137, and 34155 Pacific Coast Highway.

G. STAFF REPORTS

H. COMMISSIONER COMMENTS

I. ADJOURNMENT

A Special Meeting of the Planning Commission will be held on Monday, December 3, 2018 beginning at 6:00 p.m. (or as soon thereafter) at the Dana Point Community Center at 34052 Del Obispo Street, Dana Point, California. The *next* Regular Meeting of the Planning Commission will be held on Monday, December 10, 2018, 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.

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CERTIFICATION

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

AFFIDAVIT OF POSTING

I, Matthew Schneider, Community Development Director of the City of Dana Point, do hereby certify that on or before Friday, November 23, 2018, 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.



Matthew Schneider, 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.