
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 18-0011: The applicant requests approval to demolish an existing 2,072 square-foot single-family dwelling and construct a new 3,157 square-foot single-family dwelling and attached two-car garage, located within the Residential Single Family 4 (RSF 4) zone at 225 Monarch Bay Drive. A Coastal Development Permit is required for construction of a new single-family dwelling within the Coastal Overlay District.

Project Numbers: CDP18-0011
Project Location: 225 Monarch Bay Drive (APN 670-111-23)
Project Representative: Stan Andrade, Architect
Applicant: Mark Graff, Property Owner
Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15303 (Class 3 – New Construction).
Hearing Date: Monday, January 28, 2019
Hearing Time: 6:00 PM (or as soon thereafter as possible)
Hearing Location: 33282 Golden Lantern, Dana Point, CA 92629 (Dana Point City Hall)

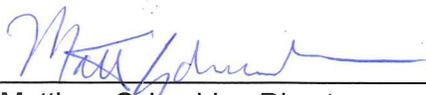
All persons either favoring or opposing the subject project are invited to present their views to the Commission at this hearing.

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 Belinda Deines, Senior Planner, at the City of Dana Point, Community Development Department, 33282 Golden Lantern, Suite 209, Dana Point, (949) 248-3570.

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

I, Matthew Schneider, Director of the Community Development Department of the City of Dana Point, do hereby certify that on or before January 25, 2019, 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.



Matthew Schneider, Director
Community Development Department



City of Dana Point
Public Hearing Notice for CDP18-0011
Belinda Deines, Senior Planner
Community Development Department
33282 Golden Lantern
Dana Point, CA 92629-1805

**IMPORTANT PUBLIC HEARING NOTICE
This May Affect Your Property**

VICINITY MAP



Project : *CDP18-0011*

Project Applicant: *Stan Andrade, Architect*

Location: *225 Monarch Bay Drive – Graff Residence*

