

CITY OF DANA POINT

Monday
May 10, 2021
6:00 p.m.



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

PLANNING COMMISSION REGULAR MEETING AGENDA

REVISED SAFETY ALERT (EFFECTIVE AS OF JUNE 2, 2020)

AS A RESULT OF THE COVID-19 VIRUS, AND RESULTING ORDERS AND DIRECTION FROM THE PRESIDENT OF THE UNITED STATES, THE GOVERNOR OF THE STATE OF CALIFORNIA, AND THE ORANGE COUNTY HEALTH CARE AGENCY, AS WELL AS THE CITY OF DANA POINT EMERGENCY DECLARATION, THE PUBLIC HAS NOT BEEN PERMITTED TO PHYSICALLY ATTEND DANA POINT PLANNING COMMISSION MEETINGS SINCE MID MARCH, 2020. AS COVID-19 RELATED RESTRICTIONS EASE, THE PUBLIC WILL NOW BE ALLOWED TO ATTEND PLANNING COMMISSION MEETINGS PROVIDED SOCIAL DISTANCING GUIDELINES ARE FOLLOWED. THESE GUIDELINES WILL RESULT IN VERY LIMITED OPPORTUNITIES, ON A FIRST COME BASIS, FOR THE PUBLIC TO OBSERVE THE PLANNING COMMISSION MEETING FROM THE FOYER WHICH IS ADJACENT TO THE COUNCIL CHAMBER AND TO ENTER THE CHAMBER TO MAKE PUBLIC COMMENTS. MEMBERS OF THE PLANNING COMMISSION MAY CONTINUE TO PARTICIPATE IN MEETINGS TELEPHONICALLY IF THEY CHOOSE PURSUANT TO GOVERNOR NEWSOM'S EXECUTIVE ORDER N-29-20.

PUBLIC COMMENT: PUBLIC COMMENT MAY BE PROVIDED IN PERSON, ELECTRONICALLY OR BY MAIL. IF YOU CHOOSE TO ATTEND THE MEETING AND WISH TO DELIVER PUBLIC COMMENT IN PERSON, YOU ARE ENCOURAGED TO WEAR FACE COVERINGS AND MAINTAIN SOCIAL DISTANCING. TEMPERATURE SCREENINGS ARE MANDATORY FOR ALL PERSONS ENTERING CITY HALL. CITY STAFF IN ATTENDANCE AT THE MEETING WILL BE COORDINATING ENTRY TO THE COUNCIL CHAMBERS WHEN PUBLIC COMMENT IS OPEN. THERE WILL BE LIMITED SPACE AT THE PLANNING COMMISSION MEETING FOR MEMBERS OF THE PUBLIC TO SIT OR STAND TO OBSERVE THE MEETING LIVE FROM THE FOYER ADJACENT TO THE COUNCIL CHAMBER. IF THAT SPACE IS EXCEEDED, PERSONS WISHING TO PRESENT PUBLIC COMMENT IN PERSON WILL BE PERMITTED TO LINE UP OUTSIDE AND WILL BE ALLOWED TO SPEAK. AFTER SPEAKING, HOWEVER, THEY WILL BE REQUIRED TO GO BACK OUTSIDE UNLESS ONE OF THE LIMITED SPOTS INSIDE THE FOYER BECOME AVAILABLE. MEMBERS OF THE PUBLIC WILL BE REQUIRED TO FOLLOW STAFF'S DIRECTIONS. ALTERNATIVELY, YOU MAY SUBMIT COMMENTS ON ANY AGENDA ITEM OR ON ANY ITEM NOT ON THE AGENDA IN WRITING VIA MAIL TO "PLANNING COMMISSION" 33282 GOLDEN LANTERN, DANA POINT, CA 92629 OR BY EMAIL TO COMMENT@DANAPOINT.ORG. ALL COMMENTS RECEIVED BY 4:00 P.M. ON THE DATE OF THE MEETING WILL BE PROVIDED TO THE PLANNING COMMISSION IN ADVANCE TO ALLOW TIME FOR THE COMMISSIONERS TO READ

THEM. TO BE CONSIDERED AS PART OF THE MEETING TO WHICH THIS AGENDA APPLIES, MAILED OR EMAILED COMMENTS MUST BE RECEIVED NO LATER THAN 4:00 P.M. ON THE DAY OF THE MEETING (ALTHOUGH ALL COMMENTS WHENEVER RECEIVED WILL BE SHARED WITH THE COMMISSIONERS). EMAILS SHOULD INCLUDE “PUBLIC COMMENT” AND THE DATE OF THE MEETING IN THE SUBJECT LINE, AS WELL AS REFERENCE THE AGENDA ITEM NUMBER, IF APPLICABLE. MAILED COMMENTS SHOULD PROMINENTLY INCLUDE A SIMILAR REFERENCE AT THE TOP OF THE FIRST PAGE. MAILED AND EMAILED COMMENTS WILL NOT BE READ BY THE CHAIR DURING THE MEETING, BUT WILL BE INCLUDED IN THE RECORD.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL Chair Eric Nelson, Vice-Chair Roy Dohner, Commissioner Mary Opel, Commissioner Danni Murphy, Commissioner John Gabbard

A: APPROVAL OF MINUTES

ITEM 1: Minutes of the Regular Planning Commission Meeting April 26, 2021

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

D. PUBLIC HEARING

ITEM 2: Coastal Development Permit CDP19-0014 authorizing the demolition of an existing single-family dwelling and the construction of a new, two-story single-family dwelling with two attached garages on a coastal bluff lot, with Minor Site Development Permit SDP19-0023(M) requested to measure building height from not more than thirty (30) inches of fill to achieve positive drainage to the street located at 35491 Camino Capistrano

Applicant: FoxLin Architects

Address: 35491 Camino Capistrano (APN 691-083-33)

Request: A request authorizing the demolition of an existing single-family dwelling (SFD) and the construction of a new, two-story SFD with two attached garages on a coastal bluff lot, with a minor Site Development Permit request to measure building height from not more than thirty (30) inches of fill in order to achieve positive drainage to Camino Capistrano, in accordance with Dana Point Zoning Code Section 9.05.110(a)(3).

Recommendation: That the Planning Commission adopt the Resolution approving Coastal Development Permit CDP19-0014 and Minor Site Development Permit SDP19-0023(M).

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is categorically exempt per Section 15303 of the CEQA Guidelines (Class 3 – New Construction or Conversion of Small Structures because the project includes the construction of one SFD in a residential zone.

Staff Contact Information: Danny Giometti (Senior Planner)
Email: dgiometti@danapoint.org
Phone: (949) 248-3569

ITEM 3: Coastal Development Permit CDP20-0018 to reconstruct an existing guardhouse at the Monarch Bay residential community entrance and associated improvements in and adjacent to the community recreation area, and Minor Site Development Permit SDP21-0008(M) to permit freestanding and retaining walls to exceed maximum height limits located at 32581 Monarch Bay Drive and adjoining parcels

Applicant: FoxLin Architects and Summers/Murphy & Partners, Inc.

Address: 32581 Monarch Bay Drive (recreation area) and near the intersection of Pacific Coast Highway and Monarch Bay Drive/Crown Valley Parkway (guardhouse -no sites address) Association), (APN(s): 670-131-13, -14, and -15).

Request: A request to permit the demolition and reconstruction of an existing guardhouse at the Monarch Bay residential community entrance, and improvements to the adjacent community recreation area. Additionally, a request to permit various freestanding and retaining walls exceeding maximum height limits when located in required yard areas or visible from the right-of-way. Associated improvements include remodeled sport courts, enclosures and their adjacent recreation areas, and facilities, and rehabilitated landscaping and hardscaping on the subject sites.

Recommendation: That the Planning Commission adopt the draft resolution approving Coastal Development Permit CDP20-0018 and Minor Site Development Permit SDP21-0008(M).

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is Categorically Exempt per Section 15302 of the CEQA Guidelines (Class 2 –Replacement or Reconstruction of Existing Structures and Facilities) since the project consists of the construction of a freestanding wall and associated appurtenant structures.

Staff Contact Information: Danny Giometti (Senior Planner)
Email: dgiometti@danapoint.org
Phone: (949) 248-3569

E. OLD BUSINESS

ITEM 4: Short-Term Rental Subcommittee Update

F. NEW BUSINESS

ITEM 5: Doheny Village Zoning District Update Draft EIR Community Workshop

Applicant: City of Dana Point

Address: Doheny Village

Recommendation: That the Planning Commission conduct a community workshop on the Doheny Village Zoning Code Update Draft Environmental Impact Report (EIR) which shall include a staff/consultant presentation, Commissioner questions and comments, as well as public comments..

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15306 (Class 6 – Information Collection) in that the project involves basic data collection, research, and information gathering purposes leading to an action which a public agency has not yet approved or adopted.

Staff Contact Information: Belinda Deines (Principal Planner)
Email: bdeines@danapoint.org
Phone: (949) 248-3570

G. STAFF REPORTS

H. COMMISSIONER COMMENTS

I. ADJOURNMENT

May 10, 2021
6:00 p.m.

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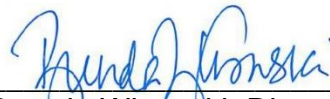
The *next* Regular Meeting of the Planning Commission will be held on May 24, 2021 beginning at 6:00 p.m. (or as soon thereafter) in the City Council Chambers located at 33282 Golden Lantern, Suite 210, Dana Point, California.

CERTIFICATION

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

AFFIDAVIT OF POSTING

I, Brenda Wisneski, Community Development Director of the City of Dana Point, do hereby certify that on or before May 6, 2021 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, and the Dana Point Post Office, and the Dana Point Library.



Brenda Wisneski, 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.