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# PUBLIC NOTICE

## CITY OF DANA POINT

### NOTICE OF PUBLIC HEARING

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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:

**Tentative Parcel Map TPM 2005-183 and Minor Site Development Permit SDP 06-57(M) at 26992 Del Gado Road:** A Tentative Parcel Map and Minor Site Development Permit to subdivide an existing 24,597 square foot lot into three (3) separate parcels. Two (2) new dwellings will be constructed on two of the newly-created parcels, while the original, existing legal non-conforming dwelling will remain and be remodeled to conform to the third parcel. The subject site is located in the Residential Single Family (RSF 7) zone and is addressed as 26992 Del Gado Road.

**Project Number:** TENTATIVE PARCEL MAP (TPM 2005-183) AND MINOR SITE DEVELOPMENT PERMIT [SDP 06-57(M)]  
**Project Location:** 26992 Del Gado Road (APN 691-322-04)  
**Applicant/Owners:** Pacific Cornerstone Development/Farrell & Andrea L. Roberson  
**Environmental:** This project is Categorically Exempt (Class 15 - Section 15315 - Minor Land Divisions) because it will result in the division of property in an urbanized area zoned for residential use which will result in fewer than 4 parcels, it is consistent with the General Plan and zoning, no variances or exceptions are required, all services to the parcel to local standards are available, the parcel was not involved in a division of a larger parcel within the previous two years, and the parcel does not have an average slope greater than 20 percent.

**Hearing Date:** **AUGUST 12, 2008**  
**Hearing Time:** 7:00 p.m. (or as soon thereafter as possible)  
**Hearing Location:** 33282 Golden Lantern, Suite 210, Dana Point, California 92629

All persons either favoring or opposing this proposal are invited to present their views on the above referenced project 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.

For further information, please contact Erica H. Demkowicz, AICP Senior Planner at the City of Dana Point, Community Development Department, 33282 Golden Lantern, Suite 212, Dana Point, (949) 248-3588.

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

I, Kyle Butterwick, Director of Community Development Department of the City of Dana Point, do hereby certify that on July 30, 2008, I caused the above notice to be posted in four (4) 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.

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Kyle Butterwick, Director  
Community Development Department