

CITY OF DANA POINT

Monday
February 7, 2011
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 Commissioner Liz Claus, Chairman Ed Conway, Commissioner Norman Denton, Commissioner Gary Newkirk, and Vice-Chairwoman April O'Connor

A. APPROVAL OF MINUTES

ITEM 1: **Minutes of the regular Planning Commission Meeting of January 17, 2011.**

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 HEARINGS

- ITEM 2: Coastal Development Permit CDP10-0012 to allow the demolition of more than 50 percent of exterior walls; as well as the addition of more than 10 percent of existing square footage to a single-family dwelling located within the Residential Single Family 4 (RSF-4) Zoning District, Planned Residential Development 3 (PRD-3) and Coastal Overlay Districts, as well as the Appeals Jurisdiction of the California Coastal Commission at 33891 Nauticus Isle.**

Applicant: Chris Foerstel (Designer)
Owner: Louris Khalaf Trust
Location(s): 33891 Nauticus Isle (APN 672-191-02)

Request: Approval of Coastal Development Permit CDP10-0012 to allow the demolition of more than 50 percent of exterior walls; as well as the addition of more than 10 percent of existing square footage to a single-family dwelling located within the City's Coastal Overlay District and Appeals Jurisdiction of the CA Coastal Commission.

Environmental: Pursuant to the authority and criteria contained in the California Environmental Quality Act (CEQA), the Community Development Department has analyzed the subject project. Staff finds the project is Categorically Exempt per Section 15301 (e) (Class 1 – Existing Facilities)..

Recommendation: That the Planning Commission adopt the attached Draft Resolution approving Coastal Development Permit CDP10-0012.

- ITEM 3: Coastal Development Permit CDP10-0010 and Site Development Permit SDP10-0025 for the demolition of an existing single-family dwelling, and the construction of a new, two-story, single-family dwelling on land located within the Residential Beach Road 12 (RBR-12) Zoning District, the City's Coastal and Floodplain overlay Districts, as well as the appeals jurisdiction of the California Coastal Commission at 35461 Beach Road.**

Applicant: Timothy Wilkes, A.I.A. (Architect)
Owner: Richmond L.P.
Location(s): 35461 Beach Road (APN 691-152-14)

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Request: Approval of CDP10-0010 and SDP10-0025 to allow the demolition of an existing single-family dwelling and, the construction of a new, two-story, single-family dwelling.

Environmental: Pursuant to the authority and criteria contained in the California Environmental Quality Act (CEQA), the Community Development Department has analyzed the subject project. Staff finds the project is Categorically Exempt pursuant to Section 15303 (a) (Class 3 – New Construction or Conversion of Small Structures).

Recommendation: That the Planning Commission adopt the attached Draft Resolution approving Coastal Development Permit CDP10-0010 and Site Development Permit SDP10-0025.

E. NEW BUSINESS

There is no New Business.

F. STAFF REPORTS

G. COMMISSIONER COMMENTS

H. ADJOURNMENT

The *next regular* meeting of the Planning Commission will be held on Monday, March 7, 2011, 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, Kyle Butterwick, Community Development Director of the City of Dana Point, do hereby certify that on or before Friday, February 4, 2011, 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.

Kyle Butterwick, 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.

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FF#0120-10/PC Agendas
Agenda Sub & Posted: 2/4/11