
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 CDP07-04: A Coastal Development Permit to allow a 1,250 square-foot addition to an existing single-family residence. The proposal includes 516 square feet of additional habitable space at the ground level along with a 360 square-foot basement and 374 square-foot loft. The new roof element associated with the proposed loft would not exceed the maximum height of the existing structure (16 feet). The subject site is located in a Residential Single Family (RSF 4) zone and addressed at 230 Monarch Bay Drive. The proposal has received approval from the Monarch Bay Homeowner's Association.

Project Number: COASTAL DEVELOPMENT PERMIT CDP07-04
Project Location: 230 Monarch Bay Drive (670-111-13)
Applicant/Owner: Andrade Architects/Dave Thomas
Environmental: The proposed project qualifies as a Class 1 (Section 15301) pursuant to the applicable provisions of the California Environmental Quality Act (CEQA) in that the project involves an addition to an existing structure not resulting in an increase of 50 percent of the floor area prior to the addition, or 2,500 square feet, whichever is less.

Hearing Date: May 08, 2007
Hearing Time: 7:00 p.m. (or as soon thereafter as possible)
Hearing Location: 33282 Golden Lantern, Dana Point, California 92629 (Dana Point City Hall)

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. 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 Matthew Schneider, Associate Planner at the City of Dana Point, Community Development Department, 33282 Golden Lantern, Suite 212, Dana Point, (949) 248-3569.

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 April 27, 2007, 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.

Kyle Butterwick, Director
Community Development Department