
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:

Tentative Parcel Map TPM 2006-260 and Minor Site Development Permit SDP 06-64(M) at 34591 Via Catalina: A Tentative Parcel Map and Minor Site Development Permit to allow the construction of a two (2) unit attached condominium project with attached garages and corresponding roof decks (one on each unit). The proposal also includes an optional (duplex) parking arrangement based upon lot width, which also requires a Minor Site Development Permit. The subject site is located in the Residential Duplex (RD 14) zone and is addressed as 34591 Via Catalina.

Project Number: TENTATIVE PARCEL MAP (TPM 2006-260) AND MINOR SITE DEVELOPMENT PERMIT (SDP 06-64M)
Project Location: 34591 Via Catalina (APN# 691-382-34)
Applicant/Owners: Jay Crawford/Joe Philip & Glen Farmer
Environmental: This project is categorically exempt (Class 3 - Section 15303 - New Construction or Conversion of Small Structures) from the provisions of the California Environmental Quality Act (CEQA) because it consists of the construction of two new attached residential units. The proposed condominium map 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: APRIL 10, 2007
Hearing Time: 7:00 p.m. (or as soon thereafter as possible)
Hearing Location: 34052 Del Obispo, Dana Point, California 92629 (Dana Point Community Center)

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. Williams, 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 March 30, 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 Community Center.

Kyle Butterwick, Director
Community Development Department