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**CITY OF DANA POINT  
PLANNING COMMISSION  
REGULAR MEETING AGENDA**

December 20, 2006  
7:00 p.m.

Community Center  
34052 Del Obispo  
Dana Point, CA 92629

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**CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL** Commissioner Norman Denton, Commissioner Liz Anderson-Fitzgerald, Commissioner April O'Connor, and Chairman J. Scott Schoeffel

**ITEM 1: Presentation to Council Member Elect Steven Weinberg.**

- a) Presentation to Council Member Elect Steven Weinberg.

**A. APPROVAL OF MINUTES**

**ITEM 2: Minutes of the regular Planning Commission Meeting of November 15, 2006.**

**B. PUBLIC COMMENTS**

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.

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.

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**C. CONSENT CALENDAR**

**ITEM 3: One-year extension of Coastal Development Permit CDP01-20 and Site Development Permit SDP01-64 for the construction of a new single-family dwelling located at 25172 Via Elevado.**

Applicant/

Owner: Clayton Robert Behling

Location: 25172 Via Elevado

Request: Allow a third one-year time extension of discretionary permits originally approved in November 2001, which granted entitlements to construct a new dwelling on the lot identified above.

Recommendation: That the Planning Commission approve a one-year time extension for Coastal Development Permit CDP01-20 and Site Development Permit SDP01-64, subject to all of the conditions contained in Resolution No. 02-02-12-02.

**ITEM 4: A report to the Planning Commission regarding administrative approval of Coastal Development Permit CDP06-11A and Minor Site Development Permit SDP06-32M to allow the construction of a new 4,063 square foot one-story single-family dwelling with attached garage and retaining walls greater than thirty (30) inches in height at the subject property 32491 Caribbean Drive.**

Applicant: Brion Jeannette Architecture

Owner: Don and Laurie Dahl

Location: 32491 Caribbean Drive

Request: An Administrative Coastal Development Permit to allow the tear down of an existing 2,879 square foot single-family residence and the construction of a new 4,063 square foot one-story single-family residence and retaining walls in its place at 32491 Caribbean Drive. The building plans are attached as Exhibit "A".

Environmental: This project qualifies for a Categorical Exemption under Section 15302 Replacement or Reconstruction, as set forth in the provisions of the California Environmental Quality Act (CEQA) in that it involves the tear down of an existing single-family residence and the construction of a new single-family residence and retaining walls at the same site in an existing residentially zoned neighborhood.

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Recommendation: No action is required of the Planning Commission unless two (2) or more members of the Planning Commission request that the permit not be approved administratively.

**D. PUBLIC HEARINGS**

**ITEM 5: Coastal Development Permit CDP06-20 to modify the existing entryway to the Capistrano Bay District Community and add guest parking spaces and associated improvements in and around the entryway in the Residential Beach Road 18 (RBR 18) Zoning District at 35000 Beach Road.**

Applicant: David Gutierrez  
Owner: Capistrano Bay District  
Location: 35000 Beach Road

Request: A Coastal Development Permit to modify the existing entryway to the Capistrano Bay District Community and add guest parking spaces and associated improvements in and around the entryway in the Residential Beach Road 18 (RBR 18) Zoning District.

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 minor alteration to existing private facilities.

Recommendation: That the Planning Commission adopt the attached Resolution approving Coastal Development Permit CDP06-20.

**E. PUBLIC MEETINGS**

There are no Public Meetings.

**F. OLD BUSINESS**

There is no Old Business.

**G. NEW BUSINESS**

There was no New Business.

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**H. STAFF REPORTS**

**I. COMMISSIONER COMMENTS**

**J. ADJOURNMENT**

The *next* regular meeting of the Planning Commission will be held on Wednesday, January 3, 2007, beginning at 7:00 p.m. (or as soon thereafter) in the Dana Point Community Center located at 34052 Del Obispo, Dana Point, California.

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 a copy of the foregoing Agenda was posted at Dana Point City Hall, the Dana Point Post Office, the Capistrano Beach Post Office, Dana Point Library, and the Dana Point Community Center by Friday, December 15, 2006.

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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) 248-3564. 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: 12/15/06