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

September 21, 2005
7:00 p.m.

City Hall Offices
Council Chamber (#210)
33282 Golden Lantern
Dana Point, CA 92629

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL Commissioner Norman Denton, Chairwoman April O'Connor, Commissioner Greg Powers, Vice-Chairman J. Scott Schoeffel, and Commissioner Steven Weinberg

A. APPROVAL OF MINUTES

ITEM 1: Minutes of the regular Planning Commission Meeting of September 7, 2005.

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.

C. CONSENT CALENDAR

There are no items on the Consent Calendar.

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D. PUBLIC HEARINGS

ITEM 2: *(Continued from the regular Planning Commission meeting of July 20, 2005)* **Site Development Permit SDP04-39M to allow the construction of a retaining wall in excess of 30 inches in height along the south and southwest property lines of both residential properties and abutting the links at Monarch Beach Golf Course. The retaining wall will contain landscaping for screening and will measure approximately 20 feet in height at its highest point. The subject properties are located in the Residential Single-Family (RSF 12/PRD 2) Zone and are addressed as 30 and 32 Dauphin.**

Applicant: Richard Natland
Owners: Geri Hulon Trust
Location: 30 and 32 Dauphin

Request: A Site Development Permit to allow the construction of a retaining wall in excess of 30 inches in height along the south and southwest property lines of two (2) separate parcels, both owned by the applicant. The retaining wall will contain landscaping for screening and will measure approximately 20 feet in height at its highest point.

Environmental: The proposed project is Categorically Exempt under Section 15304 of the California Environmental Quality Act (CEQA) (Class 4 – Minor Alterations to Land).

Recommendation: That the Planning Commission continue this item for an indefinite period of time to allow the applicant sufficient time to address all concerns related to the proposed development.

ITEM 3: **Coastal Development Permit CDP05-17 to allow an addition to an existing single-family residence on a property located within the Coastal Overlay District at 33675 Magellan Isle.**

Applicant: Tony Pirruccello
Owner: Paul Brazeau
Location: 33675 Magellan Isle

Request: Request for a Coastal Development Permit (CDP05-17) to allow an addition to an existing, single-family residence.

Environmental: This project is Categorically Exempt, Section 15301 (Class 1 – Existing Facilities), from provisions set forth in the California Environmental

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Quality Act (CEQA), in that it involves construction of an addition to an existing single-family residence of less than 10,000 square feet where the project is in an area where all public services and facilities are available to allow for maximum development permissible in the General Plan and the area in which the project is located is not environmentally sensitive.

Recommendation: That the Planning Commission adopt the attached draft Resolution approving Coastal Development Permit CDP05-17.

ITEM 4: Major Antenna Use Permit AUP04-01, Exceptional Case Approval ECA04-01, and Variance V04-15 for law enforcement and fire services to install five, new, non-stealth 800 MHz whip antennas to be grouped together on an existing nearly 66-foot high SONGS siren, one 4-foot diameter microwave dish on top of an existing water tank and a 467 square foot equipment and emergency generator building with an emergency diesel tank on a Community Facilities (CF) zoned parcel surrounded by the Waterford Point community.

Applicant: Orange County Sheriff-Coroner Department
Owner: South Coast Water District
Location: APN: 682-351-91

Request: A Major Antenna Use Permit, Exceptional Case Approval (ECA), and Variance allowing the installation of five, new, non-stealth, 800 MHz whip antennas to be grouped together on an existing nearly 66-foot high SONGS siren, one 4-foot diameter microwave dish on top of an existing water tank and a 467 square foot equipment and emergency generator building with an emergency diesel tank on a Community Facilities (CF) zoned parcel surrounded by the Waterford Pointe community. The antennas are proposed as part of the County-wide Coordination Communication System (CCCS).

Environmental: The proposed project qualifies as a Class 3 (Section 15303) pursuant to the applicable provisions of the California Environmental Quality Act (CEQA) in that the project involves installation of small equipment and facilities in small structures.

Recommendation: That the Planning Commission adopt the attached draft resolution recommending that the City Council approve the design and location of the 800 MHz antennas and associated improvements requested as part of Major Antenna Use Permit AUP04-01, Exceptional Case Approval ECA04-01, and Variance V04-15.

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E. PUBLIC MEETINGS

There are no Public Meetings.

F. OLD BUSINESS

There is no Old Business.

G. NEW BUSINESS

There is no New Business.

H. STAFF REPORTS

I. COMMISSIONER COMMENTS

J. ADJOURNMENT

The *next regular* meeting of the Planning Commission will be held on Wednesday, October 5, 2005, beginning at 7:00 p.m. (or as soon thereafter) in the Council Chamber located at 33282 Golden Lantern, Suite 210, 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 on or before Friday, September 16, 2005, 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

Agendas are available on the City's website at www.danapoint.org

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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