

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

July 28, 2014
6:00 – 6:24 p.m.

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

CALL TO ORDER – Chairwoman Claus called the meeting to order.

PLEDGE OF ALLEGIANCE – Cody Hill (Dana Point) led the Pledge of Allegiance.

ROLL CALL

Commissioners Present: Chairwoman Liz Claus, Commissioner Norman Denton, Vice-Chairwoman April O'Connor, and Commissioner Susan Whittaker

Commissioner Absent: Commissioner Gary Newkirk

Staff Present: Ursula Luna-Reynosa (Director), Evan Langan (Associate Planner), Alisha Patterson (Deputy City Attorney), and Denise Jacobo (Planning Secretary)

A. APPROVAL OF MINUTES

ITEM 1: Minutes of the regular Planning Commission Meeting of July 14, 2014.

Chairwoman Claus noted that the draft Planning Commission Minutes of July 14, 2014 will be available for review and approval at the August 11, 2014 Planning Commission meeting.

B. PUBLIC COMMENTS

There were no Public Comments.

C. CONSENT CALENDAR

There were no items on the Consent Calendar.

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D. PUBLIC HEARINGS

ITEM 2: Coastal Development Permit CDP14-0005 to allow the demolition of an existing single-family dwelling and the construction of a new, 4,073 square-foot, single-story, single-family dwelling with an attached, 774 square-foot, three-vehicle garage on a coastal bluff lot located at 35231 Camino Capistrano.

Applicant: Jon Christner (Jon Christner Architect, Inc.)
Owner: Mr. and Mrs. Jason Hill
Location: 35231 Camino Capistrano

Request: Approval of a Coastal Development Permit to allow demolition of existing development and the construction of a new single-family dwelling on a coastal bluff lot located within the City's Coastal Overlay District (the California Coastal Zone) and the appeals jurisdiction of the California Coastal Commission.

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15303 (a) (Class 3 – New Construction or Conversion of Small Structures).

Recommendation: That the Planning Commission adopt Draft Resolution 14-07-28-XX approving Coastal Development Permit CDP14-0005.

There was one (1) request to speak on this item.

ACTION: Motion made (O'Connor) and seconded (Denton) to adopt Resolution No. 14-07-14-28 approving Coastal Development Permit CDP14-0005 to allow the demolition of an existing single-family dwelling and the construction of a new, 4,073 square-foot, single-story, single-family dwelling with an attached, 774 square-foot, three-vehicle garage on a coastal bluff lot located at 35231 Camino Capistrano. Motion carried 4-0-1. (AYES: Claus, Denton, O'Connor, Whittaker NOES: None ABSENT: Newkirk ABSTAIN: None)

E. NEW BUSINESS

There were no New Business items.

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F. STAFF REPORTS

Ursula Luna-Reynosa (Director) mentioned that the second Planning Commission meeting on August 25th has been cancelled. She added that a couple of applications are being deemed complete to go forward for a couple hearings scheduled for Town Center, and recommended study sessions before those meetings. She added that there would be a need for special meetings and would be in contact with the Planning Commission regarding those special study sessions.

G. COMMISSIONER COMMENTS

Commissioner Whittaker clarified that the August 4th Town Center community workshop session is being held at the Dana Point Community Center. She also referred to a letter that the Commission received in the mail and pointed out the story pole issue. She encouraged that as soon the story pole policy gets addressed, to present it to the Planning Commission.

Commissioner Denton referred to a letter concerning the previous meeting held in the Council Chambers which was too small to accommodate the crowd. He asked about seeking the Community Center to accommodate large crowds.

Ursula Luna-Reynosa (Director) responded that the Community Center is not a preferred venue because of how difficult it is to hear the speaker(s) and the screen presentation appears too small. She added that staff does their best to predict attendance groups to assure that the meeting venue (e.g., Community Center) would accommodate the expected crowd. She pointed out that the next meeting of August 11th is scheduled to take place at the Community Center.

Vice-Chairwoman O'Connor also expressed how unbearable it is for her and Commissioner Newkirk to view screen presentations on the monitors including the inability to vote at the Council Chambers which makes the job difficult. She asked to pass along the information for repair. She also encouraged everyone to attend the Concerts in the Park events.

Chairwoman Claus stated that she will be out of town and will miss the August 4th Workshop Session.

Ursula Luna-Reynosa (Director of Community Development) advised the Planning Commission that they can attend the workshop as members of the

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public and although the workshop is generally about the Town Center Plan, to avoid discussing any pertinent projects to come before the Commission.

Alisha Patterson (Deputy City Attorney) advised the Planning Commission about the Brown Act.

H. ADJOURNMENT

Chairwoman Claus announced that the *next* meeting of the Planning Commission will be held on Monday, August 11, 2014, beginning at 6:00 p.m. (or as soon thereafter) in the Dana Point Community Center Gym located at 34052 Del Obispo, Dana Point, California.

The meeting adjourned at 6:24 p.m.