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**PUBLIC NOTICE**  
**CITY OF DANA POINT**  
**NOTICE OF PUBLIC HEARING**

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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 17-0002 and Site Development Permit 17-0002:** The applicant requests approval to construct a new 3,761 square-foot single-family dwelling and attached two-car garage on a vacant lot, located within the Residential Beach Road 12 (RBR 12) zone at 35345 Beach Road. A Coastal Development Permit is required for construction of a new single-family dwelling within the Coastal Zone and a Site Development Permit is required for all new construction within the Floodplain Overlay (FP-3) District.

**Project Numbers:** CDP17-0002 and SDP17-0002  
**Project Location:** 35345 Beach Road (APN 691-151-21)  
**Project Representative:** Jack Garland, Architect  
**Applicant:** 35345 Beach Road LLC, Property Owner  
**Environmental:** Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15303 (Class 3 – New Construction).  
**Hearing Date:** Monday, August 28, 2017  
**Hearing Time:** 6:00 PM (or as soon thereafter as possible)  
**Hearing Location:** 33282 Golden Lantern, Dana Point, CA 92629 (Dana Point City Hall)

All persons either favoring or opposing the subject project are invited to present their views 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 Belinda Deines at the City of Dana Point, Community Development Department, 33282 Golden Lantern, Suite 209, Dana Point, (949) 248-3570.

STATE OF CALIFORNIA     )  
COUNTY OF ORANGE     )     ss     AFFIDAVIT OF POSTING  
CITY OF DANA POINT     )

I, Ursula Luna-Reynosa, Director of the Community Development Department of the City of Dana Point, do hereby certify that on or before August 25, 2017, I caused the above notice to be posted in four 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.

  
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Ursula Luna-Reynosa, Director  
Community Development Department