

**CITY OF DANA POINT  
PLANNING COMMISSION  
REGULAR MEETING ACTION MINUTES**

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April 13, 2020  
5:53 p.m. – 6:45 p.m.

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

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**CALL TO ORDER REGULAR MEETING**

Chair Opel called the Regular Meeting of the Dana Point Planning Commission to order at 5:35 p.m.

Chair Opel recessed the meeting into a Closed Session at 5:37 p.m.

**RECESS OF PLANNING COMMISSION MEETING UNTIL 6:00 P.M.**

**RECONVENE OF PLANNING COMMISSION MEETING**

Chair Opel reconvened the meeting at 6:10 p.m. All Planning Commissioners were present.

**PLEDGE OF ALLEGIANCE**

**Chair Opel** led the Pledge of Allegiance.

**ROLL CALL**

Planning Commission Members Present: Chair Mary Opel, Vice-Chair Eric Nelson (teleconference), Commissioner Roy Dohner (teleconference), Commissioner Danni Murphy (teleconference), Commissioner Scott McKhann (teleconference)

Planning Commission Members Absent: None

Staff Present: Brenda Wisneski (Director of Community Development), Jennifer Farrell (Deputy City Attorney) (teleconference), Sean Nicholas (Senior Planner), Staci Sheaks (Management Analyst), and Allison Peterson (Senior Administrative Assistant)

**A: APPROVAL OF MINUTES**

**ITEM 1: Minutes of the Regular Planning Commission Meeting March 9, 2020**

**ACTION: Motion made by Vice-Chair Nelson, seconded by Commissioner Murphy to approve the Minutes of the Regular Planning Commission Meeting of March 9, 2020. Motion carried 5-0-0.**

**AYES:** Opel, Nelson, Dohner, Murphy, McKhann  
**NOES:** None  
**ABSENT:** None

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**ABSTAIN:** None

**B. PUBLIC COMMENTS**

**Kathleen Brougham** (Dana Point) submitted a written comment regarding parking fines.

**C. CONSENT CALENDAR**

There were no items on the Consent Calendar.

**D. PUBLIC HEARING**

**ITEM 2: Antenna Use Permit AUP19-0001 (major) and Variance V19-0001 to allow the installation of a 50 foot high, freestanding, commercial wireless telecommunication antenna facility to be housed within a faux bell tower, with variances to allow the proposed antenna facility within 500-feet of another freestanding antenna facility, and to exceed the 35-foot height limit in the community facilities zoning district.**

Applicant: Smart Link on behalf of AT&T

Address: 34381 Calle Portola  
(APN 123-392-01)

Recommendation: That the Planning Commission continue this item to a future date.

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is categorically exempt per Section 15303 of the CEQA Guidelines (Class 3 – Construction and Conversion of Small Structures) because the project consists of the installation of a freestanding wireless telecommunication antenna facility.

Request: Major Antenna Use Permit (AUP) and Variance to allow the installation of a 50 foot high, stealth freestanding, commercial wireless telecommunication antenna facility (CWTAf), with variances to allow the proposed CWTAf within 500 feet of another CWTAf, and to exceed the 35-foot height limit in the Community Facilities Zoning District.

**Brenda Wisneski (Director of Community Development)** stated this item would brought back at a later date to be determined to allow staff time to review a proposed redesign of the project. She indicated the item would be re-noticed once a new meeting date was set, and all public comments submitted will be included as part of the revised staff report to the Commissioners.

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**PUBLIC COMMENTS**

**Debbi Mellah** (Dana Point) submitted a written comment in opposition to the proposed project.

**Dennis Taylor** (Dana Point) submitted a written comment in opposition to the proposed project.

**Regina Gancar** (Dana Point) submitted a written comment in opposition to the proposed project.

**Joice Alapag** (Dana Point) submitted a written comment in opposition to the proposed project.

**Chris Plummer** (Dana Point) submitted a written comment in opposition to the proposed project.

**Michael Hodson** (Dana Point) submitted a written comment in opposition to the proposed project.

**Tiffany Hodson** (Dana Point) submitted a written comment in opposition to the proposed project.

**Beverly Allread** (Dana Point) submitted a written comment in opposition to the proposed project.

**Sherry Johnson** (Dana Point) submitted a written comment in opposition to the proposed project.

**Shawn Bigney** (Dana Point) submitted a written comment in opposition to the proposed project.

**There was no action taken in relation to this item, and it was continued to a future date not yet determined.**

**ITEM 3: Local Coastal Program Amendment LCPA19-0002/Zone Text  
Amendment ZA19-0002 - Zoning Code Update**

Applicant: City of Dana Point

Address: Citywide

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Recommendation: That the Planning Commission adopt the attached draft resolution recommending the City Council approve Local Coastal Program Amendment LCPA19-0002/Zone Text Amendment ZTA19-0002 (Action Document 1).

**Sean Nicholas** (Assistant Planner) provided a presentation and answered questions from the Planning Commission.

### **PUBLIC COMMENTS**

There were no Public Comments.

**ACTION:** Motion made by Commissioner McKhann, seconded by Commissioner Murphy approving Resolution No. 20-04-13-08 approving Local Coastal Program Amendment LCPA19-0002/Zone Text Amendment ZA19-0002 - Zoning Code Update, with a modification to incorporate the language proposed by Jennifer Farrell (Deputy City Attorney).

**Motion carried 5-0-0.**

**AYES:** Opel, Nelson, Dohner, Murphy, McKhann  
**NOES:** None  
**ABSENT:** None  
**ABSTAIN:** None

### **E. OLD BUSINESS**

There was no Old Business.

### **F. NEW BUSINESS**

There was no New Business.

### **G. STAFF REPORTS**

**Brenda Wisneski** (Director of Community Development) thanked the Commissioners for their flexibility and patience during this teleconferenced meeting.

### **H. COMMISSIONER COMMENTS**

**Vice-Chair Nelson** thanked staff for their efforts.

**Commissioner Dohner** thanked Chair Opel for attending the meeting in person.

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**Commissioner McKhann** confirmed that the Regular Meeting of the Planning Commission scheduled for April 27, 2020 will be canceled.

**I. ADJOURNMENT**

Chair Opel adjourned the meeting at 6:45 p.m. The *next* Regular Meeting of the Planning Commission will tentatively be held on Monday, May 11, 2020 in the City Council Chamber located at 33282 Golden Lantern, Suite 210, Dana Point, California.

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Mary Opel, Planning Commission

DRAFT