

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

August 10, 2020
6:04 p.m. – 7:00 p.m.

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

CALL TO ORDER REGULAR MEETING

Chair Opel called the Regular Meeting of the Dana Point Planning Commission to order at 6:04 p.m.

PLEDGE OF ALLEGIANCE

Commissioner Dohner led the Pledge of Allegiance.

ROLL CALL

Planning Commission Members Present: Chair Mary Opel, Commissioner Nelson, Commissioner Roy Dohner, Commissioner Danni Murphy, Commissioner Scott McKhann

Planning Commission Members Absent: None

Staff Present: Brenda Wisneski (Director of Community Development), Jennifer Farrell (Deputy City Attorney) (Teleconference), Johnathan Ciampa (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 July 13, 2020

ACTION: Motion made by Commissioner Dohner, seconded by Commissioner Murphy to approve the Minutes of the Regular Planning Commission Meeting of July 13, 2020. Motion carried 4-1-0.

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

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 HEARING

ITEM 2: Coastal Development Permit CDP20-0013 for a lot line adjustment at 34297 and 34293 Pacific Coast Highway.

Applicant: Scott Darnell

Addresses: 34297 Pacific Coast Highway (APN: 682-166-21) and 34293 Pacific Coast Highway (APN: 682-166-22)

Request: A request for a Coastal Development Permit to allow a Lot Line Adjustment involving two parcels.

Recommendation: That the Planning Commission adopt the attached draft resolution approving Coastal Development Permit CDP20-0013.

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorical Exempt per Section 15305 (Class 5 – Minor Alterations in Land Use Limitations) in that the project involves a Lot Line adjustment for two parcels.

Johnathan Ciampa (Senior Planner) provided a presentation and answered questions from the Planning Commission.

PUBLIC COMMENTS

Ryan Waufle (Project's Civil Engineer) answered questions from Commissioners.

ACTION: Motion made by Vice-Chair Nelson to approve Coastal Development Permit CDP20-0013 for a lot line adjustment at 34297 and 34293 Pacific Coast Highway. Motion failed for lack of second.

Commissioner discussion ensued.

Motion made by Commissioner McKhann to continue the Item for Staff to research the compliance of the proposed Parcel 1 with the landscape standards. Motion failed for lack of second.

Commissioner discussion ensued.

Motion made by Vice-Chair Nelson, seconded by Chair Opel, approving Coastal Development Permit CDP20-0013 for a lot line adjustment at 34297 and 34293 Pacific Coast Highway. Motion carried 4-0-1.

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

E. OLD BUSINESS

There was no Old Business.

F. NEW BUSINESS

ITEM 3: Preliminary Review for a Site Development Permit and Tentative Parcel Map to allow the construction of a three unit residential condominium and retaining walls at 25022 Selva Road.

Applicant: Robert Williams, Studio 6 Architects

Address: 25022 Selva Road (APN: 682-123-38)

Request: Preliminary review for a Tentative Parcel Map and a Site Development Permit for the construction of a three-unit residential condominium and site retaining walls.

Recommendation: That the Planning Commission provide feedback to the applicant focusing on potential issues that may be raised during consideration of a formal submittal for the project.

Environmental: Not applicable at this time.

Johnathan Ciampa (Senior Planner) provided a presentation and answered questions from the Planning Commission.

Robert Williams (Applicant) provided additional information about the plans and answered questions from the Planning Commission.

Commissioners discussed the project and provided feedback to the applicant. No action was required.

PUBLIC COMMENTS

There were no Public Comments.

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G. STAFF REPORTS

There were no Staff Reports.

H. COMMISSIONER COMMENTS

There were no Commissioner Comments.

I. ADJOURNMENT

Chair Opel adjourned the meeting at 7:00 p.m. The *next* Regular Meeting of the Planning Commission will be held on Monday, August 24th, 2020 in the City Council Chamber located at 33282 Golden Lantern, Suite 210, Dana Point, California.



Mary Opel, Planning Commission