
PUBLIC NOTICE
CITY OF DANA POINT
NOTICE OF PUBLIC HEARING

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:

APPEAL OF THE COMMUNITY DEVELOPMENT DIRECTOR'S APPROVAL OF MINOR SITE DEVELOPMENT PERMIT SDP21-0009(M): A request to construct a 739 square-foot living area addition to a 1,574 square-foot single-family residence in the Residential Single Family 7 (RSF 7) Zoning District was approved by the Community Development Director on August 17, 2021. A minor Site Development Permit is required to construct an addition greater than 10 percent of gross floor area to a nonconforming structure, pursuant to DPMC Section 9.63.030(a). The structure is nonconforming because the existing attached two-car garage does not meet the required 20' depth of an interior parking stall by 3", encroaches 7" into the 20' front setback, and 5" into the required 5' side setback. The proposed upper-level additions meet all current development standards. On August 30, 2021, an appeal of the Community Development Director's approval was filed by Gerald and Shelly Egner who reside at 34722 Calle Fortuna.

Project Number: SDP21-0009(M)
Project Location: 34732 Calle Fortuna (APN 123-225-19)
Applicant: Rob Williams, Studio 6 Architects
Property Owner: Debbie and Jeremy Culp
Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is categorically exempt per Section 15301 of the CEQA Guidelines (Class 1 –Existing Facilities).
Hearing Date: Monday, September 27, 2021
Hearing Time: 6:00 p.m. (or as soon thereafter as possible)
Hearing Location: 33282 Golden Lantern, Suite 209, Dana Point, California 92629

All persons either favoring or opposing this proposal are invited to present their views on the above referenced project to the Planning Commission at this hearing.

Note: A decision by the Planning Commission to approve or deny this project may be appealed to the City's City Council. If you challenge the action taken on this proposal, 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 on or prior to the public hearing.

For further information, please contact Belinda Deines, Principal Planner, 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, Brenda Wisneski, Director of the Community Development Department of the City of Dana Point, do hereby certify that on or before September 17, 2021, 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.



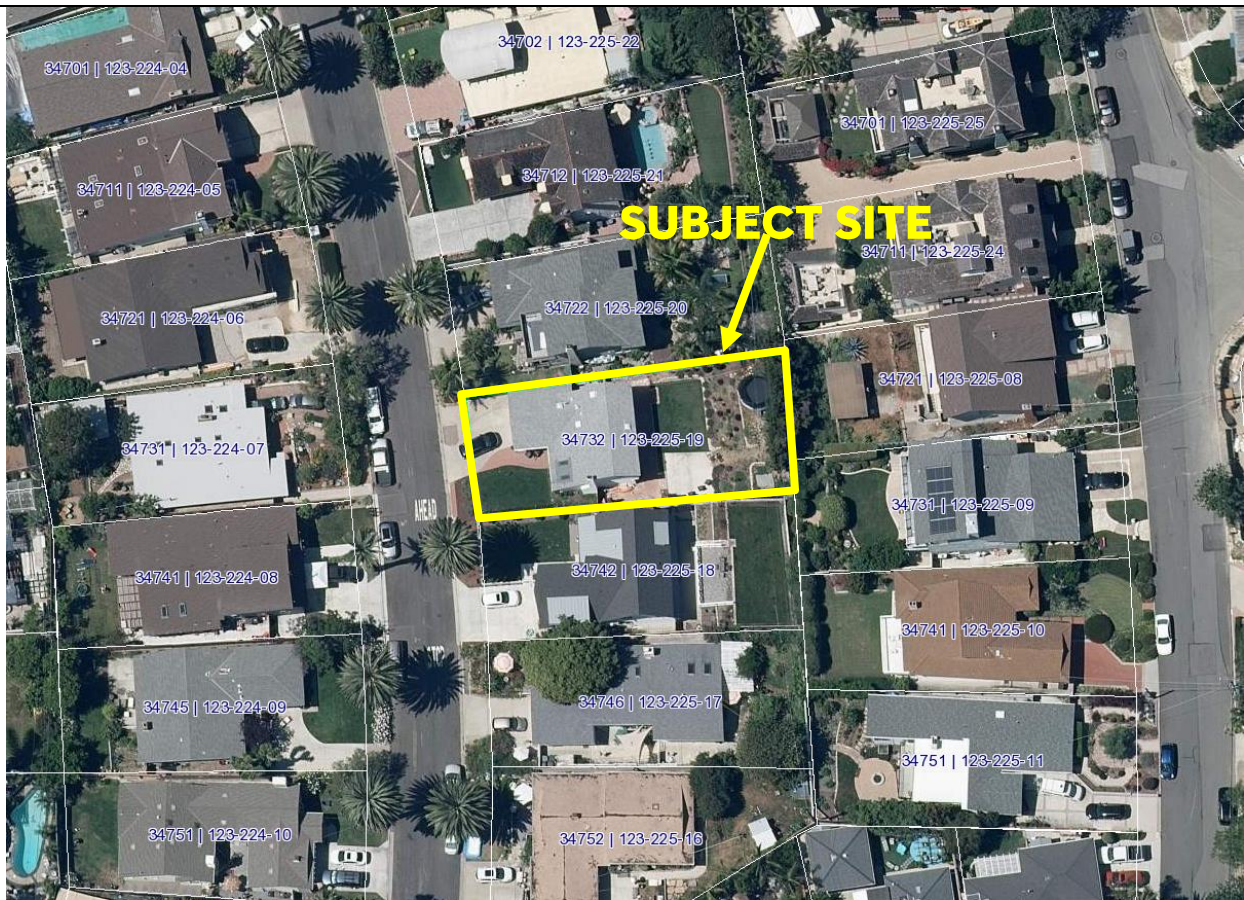
Brenda Wisneski, Director
Community Development Department



City of Dana Point
Public Hearing Notice for SDP21-0009(M)
Community Development Department
Belinda Deines, Principal Planner
33282 Golden Lantern
Dana Point, CA 92629-1805

**IMPORTANT PUBLIC HEARING NOTICE
THIS MAY AFFECT YOUR PROPERTY**

VICINITY MAP



Project: SDP21-0009(M)
Applicant: Rob Williams, Studio 6 Architects
Location: 34732 Calle Fortuna - Culp Residence

