

CITY OF DANA POINT



Tuesday
April 5, 2022
10:00 a.m.

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

PLANNING DEPARTMENT ADMINISTRATIVE HEARING AGENDA

CALL TO ORDER

ROLL CALL Brenda Wisneski (Director of Community Development), Justin Poley (Assistant Planner), Alyssa Gonzalez (Assistant Planner), and DJ Sutorius (Senior Administrative Assistant)

A: APPROVAL OF MINUTES

ITEM 1: Minutes of the Administrative March 15, 2022

B. PUBLIC COMMENTS

Anyone wishing to address the Planning Department during the Public Comment section or on an Agenda Item is asked to complete a "Request to Speak" form available at the door. The completed form is to be submitted to the Planning Department Secretary prior to an individual being heard by the Planning Department.

Any person wishing to address the Planning Department on a subject other than those scheduled on the Agenda is requested to do so at this time. In order to conduct a timely meeting, there will be a three-minute time limit per person and an overall time limit of 15 minutes for the Public Comments portion of the Agenda. State law prohibits the Planning Department/Director of Community Development from taking any action on a specific item unless it appears on the posted Agenda.

C. PUBLIC HEARING

ITEM 2: A request for Minor Conditional Use Permit CUP22-0001(M) to add an on-sale (on-site consumption –Type 41) California Department of Alcoholic Beverage Control (ABC) license type, for the consumption of beer and wine, to an existing grocery store (Gelson’s Market) which currently maintains an off-sale (off site consumption Type 21) and instructional tasting license alcoholic beverage outlet (License Type 86). The proposed restaurant area includes 518 square feet of interior space (18 seats) and a 257 square foot outdoor patio (12 seats), located at 32932 Pacific Coast Highway, Unit 24.

Applicant: Brett Engstrom, Liquorlicense.com

Address: 32932 Pacific Coast Highway, Unit 24 (APN: 670-011-30)

**CITY OF DANA POINT
PLANNING DEPARTMENT
ADMINISTRATIVE HEARING AGENDA**

April 5, 2022
10:00 a.m.

PAGE 2

Request: A request to add an on-sale (on-site consumption –Type 41) California Department of Alcoholic Beverage Control (ABC) license type, for the consumption of beer and wine, to an existing grocery store (Gelson’s Market) which currently maintains an off-sale (off-site consumption–Type 21) and instructional tasting license alcoholic beverage outlet (License Type 86). The proposed restaurant area includes 518 square feet of interior space (18 seats) and a 257 square foot outdoor patio (12 seats).

Recommendation: That the Director of Community Development approve Minor Conditional Use Permit CUP22-0001(M).

Environmental: The project is categorically exempt per Section 15301 of the CEQA Guidelines (Class 1 – Existing Facilities).

Staff Contact Information: Justin Poley (Assistant Planner)
Email: jpoley@danapoint.org
Phone: (949) 248-3575

ITEM 3: A request for Minor Site Development Permit SDP21-0024(M) to permit a 300 square foot roof deck with exterior stair access above the second story of an existing non-conforming duplex in accordance with Dana Point Zoning Code (DPZC) Section 9.05.230, located at 34101 Calle La Primavera.

Applicant: Keith Lee

Address: 34101 Calle La Primavera (APN: 682-142-07)

Request: A request to permit a 300 square foot roof deck with exterior stair access above the second story of an existing non-conforming duplex in accordance with Dana Point Zoning Code (DPZC) Section 9.05.230.

Recommendation: That the Director of Community Development approve Minor Site Development Permit SDP21-0024(M).

Environmental: The project is categorically exempt per Class 3, Section 15303 of the CEQA.

Staff Contact Information: Justin Poley (Assistant Planner)
Email: jpoley@danapoint.org
Phone: (949) 248-3575

**CITY OF DANA POINT
PLANNING DEPARTMENT
ADMINISTRATIVE HEARING AGENDA**

April 5, 2022
10:00 a.m.

PAGE 3

ITEM 4: A request for Minor Site Development Permit SDP22-0013(M) to permit a 273 square foot roof deck in association with an existing, two-story, single-family dwelling. Roof decks are permitted subject to the approval of a Minor Site Development Permit pursuant to Dana Point Zoning Code Section 9.05.230, located at 79 Ritz Cove.

Applicant: Romas Jarasunas

Address: 79 Ritz Cove (APN: 672-421-14)

Request: A request to permit a 273 square foot roof deck in association with an existing, two-story, single-family dwelling. Roof decks are permitted subject to the approval of a Minor Site Development Permit pursuant to Dana Point Zoning Code Section 9.05.230.

Recommendation: That the Director of Community Development approve Minor Site Development Permit SDP22-0013(M).

Environmental: The project is Categorically Exempt from the provisions set forth in the California Environmental Quality Act (CEQA) per Section 15301(e) (Class 1 – Existing Facilities).

Staff Contact Information: Alyssa Gonzalez (Assistant Planner)
Email: agonzalez@danapoint.org
Phone: (949) 248-3556

ITEM 5: A request for Minor Conditional Use Permit CUP22-0003(M) to establish a Personal Service Use (hair extension styling salon) within an existing suite of a mixed-use building located within the Dana Point Town Center Plan, located at 24582 Del Prado Avenue, Unit D.

Applicant: Stacie Askew

Address: 24582 Del Prado Avenue, Unit D (APN: 682-191-19)

Request: A request to establish a Personal Service Use (hair extension styling salon) within an existing suite of a mixed-use building located within the Dana Point Town Center Plan.

Recommendation: That the Director of Community Development approve Minor Conditional Use Permit CUP22-0003(M).

Environmental: The project is Categorically Exempt from the provisions set forth in the California Environmental Quality Act (CEQA) per Section 15301(e) (Class 1 – Existing Facilities).

**CITY OF DANA POINT
PLANNING DEPARTMENT
ADMINISTRATIVE HEARING AGENDA**

April 5, 2022
10:00 a.m.

PAGE 4

Staff Contact Information: Alyssa Gonzalez (Assistant Planner)
Email: agonzalez@danapoint.org
Phone: (949) 248-3556

D. STAFF REPORTS

E. ADJOURNMENT

The *next* Administrative Hearing of the Planning Department will *tentatively* be held on April 19, 2022, beginning at 10:00 a.m. (or as soon thereafter) at the Dana Point City Hall, located at 33282 Golden Lantern, Suite 209, Dana Point, California.

CERTIFICATION

STATE OF CALIFORNIA)
COUNTY OF ORANGE)
CITY OF DANA POINT)

AFFIDAVIT OF POSTING

I, Brenda Wisneski, Community Development Director of the City of Dana Point, do hereby certify that on or before Thursday, March 31, 2022, I caused the above notice to be posted in four (4) places in the City of Dana Point, to wit: City Hall, Capistrano Beach Post Office, Dana Point Post Office, and the Dana Point Library.



Brenda Wisneski, Director
Community Development Department

IN COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT, IF YOU NEED SPECIAL ASSISTANCE TO PARTICIPATE IN THIS MEETING, YOU SHOULD CONTACT THE OFFICE OF THE PLANNING DEPARTMENT AT (949) 248-3563. NOTIFICATION 48 HOURS PRIOR TO THE MEETING WILL ENABLE THE CITY TO MAKE REASONABLE ARRANGEMENTS TO ASSURE ACCESSIBILITY TO THIS MEETING.