

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

June 24, 2008
7:00 – 8:13 p.m.

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

CALL TO ORDER – Chairman Denton called the meeting to order.

PLEDGE OF ALLEGIANCE – Commissioner Dec led the Pledge of Allegiance.

ROLL CALL

Commissioners Present: Commissioner Ed Conway, Alternate Commissioner Michael Dec, Chairman Norman Denton, Commissioner Liz Anderson Fitzgerald, and Commissioner J. Scott Schoeffel

Commissioner(s) Absent: Vice-Chairwoman Michelle Brough

Staff Present: Kyle Butterwick (Director of Community Development), John Tilton (City Architect/Planning Manager), Jennifer Farrell (Assistant City Attorney), Kurth Nelson (Senior Planner), and Denise Jacobo (Planning Secretary)

A. APPROVAL OF MINUTES

ITEM 1: **Minutes of the regular Planning Commission Meeting of June 10, 2008.**

ACTION: **Motion made (Fitzgerald) and seconded (Conway) to approve the Minutes of the regular Planning Commission Meeting of June 10, 2008.**
Motion carried 5-0. (AYES: Conway, Dec, Denton, Fitzgerald, Schoeffel
NOES: None ABSENT: None ABSTAIN: None)

B. PUBLIC COMMENTS

There were no Public Comments.

CITY OF DANA POINT
PLANNING COMMISSION
REGULAR MEETING ACTION AGENDA

June 24, 2008
7:00 – 8:13 p.m.

PAGE 2

ITEM 2: One-year time extension of Coastal Development Permit CDP05-07 to allow for an addition and remodel to an existing single-family residence on a property located within the coastal overlay district at 33821 Shackleton Isle

Applicant:

Property Owner: Dr. and Mrs. Richard Steadman

Location: 33821 Shackleton Isle (APN 672-071-13)

Recommendation: That the Planning Commission approve a one-year time extension for Coastal Development Permit CDP05-07, subject to all of the conditions contained in Resolution No. 5-04-20-17 (Attachment 2).

ACTION: Motion made (Schoeffel) and seconded (Dec) to approve the request for a one-year time extension for Coastal Development Permit CDP05-07. Motion carried 5-0. (AYES: Conway, Dec, Denton, Fitzgerald, Schoeffel NOES: None ABSENT: None ABSTAIN: None)

C. PUBLIC HEARINGS

ITEM 3: Coastal Development Permit CDP08-0008 and Variance V08-0003 to demolish an existing two-story single-family dwelling and to construct a new two-story single-family dwelling and associated improvements on a coastal bluff and within the required coastal bluff edge setback and Minor Site Development Permit SDP08-0019(M) for a retaining wall 8.3 feet high in the required side yard setback in the Residential Single Family 3 Zoning District at 35141 Camino Capistrano

Applicant: Paul Douglas

Property Owner: Carl Grewe

Location: 35141 Camino Capistrano (APN 691-172-03)

Request: A Coastal Development Permit to demolish an existing two-story single-family dwelling and to construct a new two-story single-family dwelling and associated improvements with an accompanying Variance to allow construction on a coastal bluff and within the required coastal bluff edge setback and a Minor Site Development Permit for a retaining wall 8.3 feet high in the required side yard setback in the Residential Single Family 3 (RSF 3) Zoning District

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

June 24, 2008
7:00 – 8:13 p.m.

PAGE 3

Environmental: The project is categorically exempt (Class 3 – Section 15303 – New Construction) from the provisions of the California Environmental Quality Act (CEQA) because the project involves the demolition of an existing single-family residence and the construction of new single-family residence.

Recommendation: That the Planning Commission adopt the attached Draft Resolution approving Coastal Development Permit CDP08-0008, V08-0003 and SDP08-0019(M).

There were six (6) requests to speak on this item.

ACTION: Motion made (Fitzgerald) and seconded (Schoeffel) to adopt Resolution No. 08-06-10-16 approving Coastal Development Permit CDP08-0008, Variance V08-0003, and Minor Site Development Permit SDP08-0019(M). Motion carried 5-0. (AYES: Conway, Dec, Denton, Fitzgerald, Schoeffel NOES: None ABSENT: None ABSTAIN: None)

D. NEW BUSINESS

There were no New Business items.

E. STAFF REPORTS

Kyle Butterwick (Director) reported that the Town Center Plan was adopted by the City Council authorizing submittal of the Ordinance to the California Coastal Commission for final certification. He added that the City Council also approved the public improvement design contract to implement the Town Center Plan.

Lastly, he stated that with the completion of Town Center LCPA, and the push on the Headlands LCPA, he's prepared to focus on the Harbor Plan. He reported that he and John Tilton met with the Coastal Commission staff to discuss the Harbor Plan application. He asked John Tilton to brief the Planning Commission on the highlights of that meeting.

John Tilton (City Architect/Planning Manager) reported on a meeting with Coastal Commission staff he attended. He stated that the Harbor Revitalization Plan application, as approved by the City and the County Board of Supervisors was submitted to the Coastal Commission approximately nine months ago. He stated that they had discussed any potential upcoming issues. He added that the

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

June 24, 2008
7:00 – 8:13 p.m.

PAGE 4

staff received feedback from the Dana Point Harbor boating groups and that County representatives were also present to answer any questions. He concluded that the City is seeking to define issues early, which will enable the City to better resolve any matters that come up as a result of staffs' review.

F. COMMISSIONER COMMENTS

Commissioner Conway gave his congratulations on Vice-Chairwoman Brough's exciting news.

Alternate Commission Dec wished Vice-Chairwoman Brough all the best.

Chairman Denton agreed to the above and stated his excitement and wished Vice-Chairwoman Brough well.

Commissioner Fitzgerald reported that she attended the Historical Society Annual Barbeque. She added that the owner's son from El Patio Café gave a great speech at the event. She applauded their commitment to learning and preserving the history of Dana Point.

Commissioner Schoeffel reported that he also attended the Historical Society event and he added that Lucy's son gave an outstanding speech. He also gave his best wishes to the family of Vice-Chairwoman Brough.

G. ADJOURNMENT

Chairman Denton adjourned the meeting to the *next regular* meeting of the Planning Commission held on Tuesday, July 8, 2008, beginning at 7:00 p.m. (or as soon thereafter) in the Council Chamber located at 33282 Golden Lantern, Suite 210, Dana Point, California.

The meeting adjourned at 8:13 p.m.