

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

March 25, 2008
7:00 p.m.

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

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL Commissioner Michelle Brough, Commissioner Ed Conway, Vice-Chairman Norman Denton, Chairwoman Liz Anderson-Fitzgerald, Commissioner J. Scott Schoeffel, and Alternate Michael Dec

A. APPROVAL OF MINUTES

ITEM 1: Minutes of the regular Planning Commission Meeting of March 11, 2008.

B. PUBLIC COMMENTS

Anyone wishing to address the Planning Commission 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 Commission Secretary prior to an individual being heard by the Planning Commission.

Any person wishing to address the Planning Commission 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 Commission from taking any action on a specific item unless it appears on the posted Agenda.

C. CONSENT CALENDAR

There are no items on the Consent Calendar.

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D. PUBLIC HEARINGS

ITEM 2: Site Development SDP07-62 for a 358 square foot addition and exterior modification to an existing single family residence, designated as a Historic Resource, located at 34041 Chula Vista Avenue.

Applicant/ Lampert Architects
Owner: Tim and Carmela Hardy
Location: 34041 Chula Vista (APN 682-246-05)

Request: Request for a Site Development Permit (SDP 07-62) to add 209 square feet on the first floor and a new second floor of 149 square feet to an existing one-story single family residence, designated as a historic resource and a participant in the Mills Act Program. The project will result in modifications to the exterior of the structure. A Site Development Permit is required for major alterations to any structure designated as a Historic Resource.

Environmental: The proposed project is found not to have a significant effect on the environment and is therefore exempt from the provisions of California Environmental Quality Act (CEQA) pursuant to Article 19, Section 15303, Class 3 – New Construction or Conversion of Small Structures. The proposed project is for an addition to an existing single family residence located in a residential zone in an urbanized area. The project is consistent with the exceptions listed in Section 15300.2 of CEQA.

Recommendation: That the Planning Commission approve Site Development Permit SDP 07-62.

ITEM 3: Zoning Code Update Program – Zone Text Amendment ZTA08-0002.

Applicant/
Owner: City of Dana Point – Community Development Department
Location: Citywide

Request: Request for Zone Text Amendment ZTA08-0002 to address inconsistencies and provide clarification of existing regulations in the Zoning Ordinance.

Environmental: The proposed project is found not to have a significant effect on the environment and is therefore exempt from the provisions of California Environmental Quality Act (CEQA) pursuant to Article 19, Section 15305, Class 5

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– Minor Alterations in Land Use Limitations. The proposed project involves minor amendments to the Zoning Ordinance.

Recommendation: That the Planning Commission approve the attached draft Resolution, recommending approval and adoption of the proposed Zone Text Amendment to the City Council.

E. NEW BUSINESS

There is no New Business.

F. STAFF REPORTS

G. COMMISSIONER COMMENTS

H. ADJOURNMENT

The *next regular* meeting of the Planning Commission will be held on Tuesday, April 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.

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

AFFIDAVIT OF POSTING

I, Kyle Butterwick, Community Development Director of the City of Dana Point, do hereby certify that on or before Thursday, March 20, 2008, 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.

Kyle Butterwick, 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 COMMISSION 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.