

CITY OF DANA POINT

Monday
November 18, 2019
6:00 p.m.



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

PLANNING COMMISSION REGULAR MEETING AGENDA

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL Chair Roy Dohner, Vice-Chair Mary Opel, Commissioner Scott McKhann, Commissioner Eric Nelson, Commissioner Danni Murphy

A: APPROVAL OF MINUTES

ITEM 1: [MINUTES OF THE REGULAR PLANNING COMMISSION MEETING OCTOBER 28, 2019](#)

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.

D. PUBLIC HEARING

ITEM 2: [COASTAL DEVELOPMENT PERMIT CDP18-0015 TO CONSTRUCT A NEW 4,881 SQUARE-FOOT TWO STORY SINGLE-FAMILY DWELLING AND ATTACHED 711 SQUARE FOOT TWO-CAR GARAGE WITHIN THE COASTAL HIGH-DENSITY RESIDENTIAL \(C-RHD\) ZONE OF THE DANA POINT SPECIFIC PLAN LOCATED AT 34312 SHORE LANTERN](#)

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

November 18, 2019
6:00 p.m.

PAGE 2

Applicant: Gene Bauman, Property Owner

Address: 34312 Shore Lantern (APN 682-331-16)

Recommendation: That the Planning Commission adopt the attached resolution approving Coastal Development Permit CDP18-0015.

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is found to be Categorically Exempt per Section 15303(a) (Class 3 – New Construction) in that the project involves the construction of one single-family dwelling in a residential zone.

Request: Approval of a Coastal Development Permit to construct a new 4,881 square foot two-story, single-family dwelling and attached 711 square foot two-car garage located within the Coastal High-Density Residential (C-RHD) zone of the Dana Point Specific Plan, Coastal Overlay District.

ITEM 3: [SITE DEVELOPMENT PERMIT SDP19-0016 TO PERMIT THE CONSTRUCTION OF A SINGLE-FAMILY DWELLING ON A HILLSIDE CONDITION LOT, AND THE CONSTRUCTION OF A MULTIPLE RETAINING WALLS EXCEEDING 30-INCHES IN HEIGHT](#)

Applicant: David Bailey, AIA

Address: 33862 Robles Drive (APN 682-102-22)

Recommendation: That the Planning Commission adopt the attached draft Resolution approving Site Development Permit SDP19-0016 (Action Document 1).

Environmental: Pursuant to the California Environmental Quality Act (CEQA), the project is categorically exempt per Section 15303 of the CEQA Guidelines (Class 3 - Construction or Conversion of Small Structures) since the project consists of the construction of a new SFD, an accessory structure with a garage and retaining walls.

Request: Approval of a Site Development Permit (SDP) to permit the construction of a single-family dwelling (SFD) on a hillside condition lot, and the construction of multiple retaining walls exceeding 30-inches in height.

E. OLD BUSINESS

ITEM 4: [PLANNING COMMISSION WORKSHOP ON LOCAL COASTAL PLAN AMENDMENT LCPA19-0002/ZONING TEXT AMENDMENT ZTA19-0002, 2019 DANA POINT ZONING CODE UPDATES](#)

Applicant: City of Dana Point

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

November 18, 2019
6:00 p.m.

PAGE 3

Address: Citywide

Recommendation: That the Planning Commission receive a workshop presentation and provide feedback to staff.

F. NEW BUSINESS

There is no New Business.

G. STAFF REPORTS

H. COMMISSIONER COMMENTS

I. ADJOURNMENT

The *next* Regular Meeting of the Planning Commission will be held on November 25, 2019 beginning at 6:00 p.m. (or as soon thereafter) in the City Council Chambers located at 33282 Golden Lantern, Suite 210, Dana Point, California.

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

November 18, 2019
6:00 p.m.

PAGE 4

CERTIFICATION

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

AFFIDAVIT OF POSTING

I, Kelly Reenders, Interim Community Development Director of the City of Dana Point, do hereby certify that on or before Friday, November 15, 2019, 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.

Kelly Reenders, Interim 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.