Monterey County Planning Commission

AGENDA

Wednesday, January 13, 2016

Monterey County Government Center – Board of Supervisors Chambers
168 W. Alisal Street
Salinas, CA 93901
9:00 a.m.

Chair: Martha Diehl  Vice-Chair: Cosme Padilla  Secretary: Mike Novo
Commissioners:
Paul C. Getzelman  Cosme Padilla
Amy Roberts  Jose Mendez
Luther Hert  Martha Diehl
Don Rochester  Keith Vandevere

PLEDGE OF ALLEGIANCE

A. ROLL CALL

B. PUBLIC COMMENTS

C. AGENDA ADDITIONS, DELETIONS AND CORRECTIONS

D. APPROVAL OF MINUTES: November 18, 2015

E. COMMISSIONER COMMENTS, REQUESTS AND REFERRALS

F. SCHEDULED ITEMS

1. 9:00 AM - MONTEREY COUNTY PLANNING COMMISSION - PD070806
Project Description: Planning Commission Nominating Committee. Recommended Action: Chair to appoint Nominating Committee to provide nominations for 2016 Planning Commission Chair and Vice Chair.

2. 9:00 A.M. - VULTAGGIO B A LDASSARE/JANELL LOUISE TRS - PLN140271
Project Planner: Bob Schubert. Project Location: 214 Boronda Rd Salinas. Primary Parcel No: 261-041-012-000. Permit Type: Administrative Permit. Planning Area: Greater Salinas. Environmental Status: Negative Declaration. Project Description: Administrative Permit and General Development Plan to allow the demolition of an existing 784 square foot single family residence and the construction of a 13,348 square foot building with seven separate workshops (0.66 acre parcel). Recommended Action: Adopt Negative Declaration and Approve Project.

3. 9:00 A.M. - VASUDEVA N JAYASHREE/RANGASWAMY - PLN150677
Project Planner: Liz Gonzales. Project Location: 32 Potrero Trl Carmel. Primary
Parcel No: 239-111-012-000. Permit Type: Combined Development Permit. Planning Area: Greater Monterey Peninsula. Environmental Status: Previously Certified Environmental Impacted Report (Santa Lucia Preserve Final Environmental Impact Report (EIR #94-005/Resolution #96-059). Project Description: Combined Development Permit to allow: 1) an Administrative Permit and Design Approval for the construction of 3,822 square foot single family dwelling with attached 433 square foot garage, ground mounted solar system and a 600 square foot detached guesthouse; and 2) a Use Permit for the removal of 11 Coast Live Oak trees (ranging between 6’ and 18’ in diameter). Recommended Action: Adopt a resolution certifying that the Planning Commission has considered an addendum together with the Santa Lucia Preserve Final Environmental Impact Report pursuant to CEQA Guidelines Section 15164; and approving a Combined Development Permit.

4. 9:00 A.M. - FRIEDMAN HARRY R/ILSE TRS and CORDAN ALAN H/SANDRA J TRS (Owner: FRIEDMAN HARRY R/ILSE TRS) - PLN141011
Project Planner: Daniel Lister. Project Location: 24960 & 24950 Outlook Dr Carmel. Primary Parcel No(s): 015-522-010-000 & 015-522-011-000. Permit Type: Lot Line Adjustment. Planning Area: Carmel Valley Master Plan. Environmental Status: Categorical Exemption. Project Description: Lot Line Adjustment between two legal lots of record of approximately .63 acres (Lot 3, Assessor's Parcel Number 015-522-010-000) and .66 acres (Lot 4, Assessor's Parcel Number 015-0522-011-000) resulting in an equal exchange of 421 square feet. The adjustment is to partially clear a related violation (13CE00306). Recommended Action: Approve Project

G. OTHER MATTERS:
• Adopt Resolution honoring Aurelio Salazar, Jr. for his service on the Monterey County Planning Commission
• Accept Resignations from Adam Jeselnick from Carmel Unincorporated/Highlands LUAC
• Status of the North County and Castroville Land Use Advisory Committees
• Fill Planning Commission Land Use Advisory Committee Liaison vacancies

H. DEPARTMENT REPORT

I. ADJOURNMENT
The Recommended Action indicates the staff recommendation at the time the agenda was prepared. That recommendation does not limit the Planning Commission’s alternative actions on any matter before it.

BREAKS will be taken approximately at 10:15 a.m. and 3:00 p.m.

DOCUMENT DISTRIBUTION: Documents relating to agenda items that are distributed to the Planning Commission less than 72 hours prior to the meeting are available for public inspection at the front counter of the Resource Management Agency – Planning and Building Services Departments, Monterey County Government Center, 168 W. Alisal Street, 2nd Floor, Salinas, CA. Documents distributed by County staff at the meeting of the Planning Commission will be available at the meeting.

If requested, the agenda shall be made available in appropriate alternative formats to persons with a disability, as required by Section 202 of the Americans with Disabilities Act of 1990 (42 USC Sec. 12132) and the federal rules and regulations adopted in implementation thereof. For information regarding how, to
whom and when a person with a disability who requires a modification or accommodation in order to participate in the public meeting may make a request for disability-related modification or accommodation including auxiliary aids or services or if you have any questions about any of the items listed on this agenda, please call the Monterey County Resource Management Agency - Planning Department at (831) 755-5025.

All documents submitted by the public on the day of the hearing should have no fewer than 16 copies. The Planning Commission Clerk must receive all materials for the agenda packet by noon on the Tuesday one week prior to the Wednesday Planning Commission meeting in order for the materials to be included in the agenda packet distributed in advance to the Commission.