Monterey County Zoning Administrator

AGENDA
Thursday, February 11, 2016

Monterey County Government Center – Board of Supervisors Chambers
168 W. Alisal Street
Salinas, CA 93901
9:30 a.m.

Jacqueline Onciano, Zoning Administrator
Roger Vanhorn, Environmental Health
Michael Goetz, Public Works

A. ROLL CALL

B. PUBLIC COMMENTS

C. APPROVAL OF MINUTES: January 28, 2016

D. SCHEDULED ITEMS:

1. 9:30 A.M. – BUD ANTLE INC (VERIZON WIRELESS) - PLN140846
   Project Planner: Steve Mason.  Project Location: 315 Neponset Road, Marina.  Primary Parcel No: 229-011-005-000.  Planning Area: Greater Monterey Peninsula Area Plan.  Environmental Status: Categorical Exempt.  Project Description: Use Permit and Design Approval to allow a wireless telecommunication facility consisting of a 50’-high monopole and a 900 square foot fenced lease area, including equipment shelter and backup generator.  Recommended Action: Approve Project.

2. 9:30 A.M. – HALE MARY C TR - PLN150705

3. 9:30 A.M. – COMOLLI KEVIN - PLN150442
   Project Planner: Liz Gonzales.  Project Location: 26320 Scenic Road, Carmel.  Primary Parcel No: 416-242-001-000.  Planning Area: Carmel Land Use Plan, Coastal Zone.  Environmental Status: Mitigated Development Declaration.  Project Description: Combined Development Permit to allow:1) Development within 100 feet of ESHA and 2) Development within 750 feet of a known archaeological resource to allow to extend an existing wall north 20 linear feet and restore eroded coastal bluffs.  Recommended Action: Adopt Mitigated Negative Declaration and Approve Project.
4. **9:30 A.M. – DHN PROPERTIES LLC - PLN150380**  
   **Project Planner:** Liz Gonzales.  
   **Project Location:** 165 A Spindrift Drive, Carmel.  
   **Primary Parcel No:** 241-311-002-000.  
   **Planning Area:** Carmel Land Use Plan, Coastal Zone.  
   **Environmental Status:** Categorical Exemption.  
   **Project Description:** Combined Development Permit to allow:1) a Coastal Administrative Permit and Design Approval to demolish an existing 2,391 square foot single family dwelling with attached garage and construct a 3,257 square foot two-story single family dwelling with attached 677 square foot garage, new alternative septic system, and grading (444 cubic yards cut and 27 cubic yards fill); and 2) a Coastal Development Permit to allow development within 750 feet of a known archaeological resource.  
   **Recommended Action:** Approve Project.

E. **OTHER MATTERS:** None

F. **ADJOURNMENT**

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

**DOCUMENT DISTRIBUTION:** Documents relating to agenda items that are distributed to the Zoning Administrator 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 Zoning Administrator will be available at the meeting.

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