PLEDGE OF ALLEGIANCE

A. ROLL CALL

B. PUBLIC COMMENTS

C. AGENDA ADDITIONS, DELETIONS AND CORRECTIONS

D. APPROVAL OF MINUTES: June 29, 2011

E. COMMISSIONER COMMENTS, REQUESTS AND REFERRALS

F. SCHEDULED ITEMS

1. 9:00 AM - HOLMAN RANCH HOLDINGS LLC - PLN090385
   Project Planner: Paula Bradley. Environmental Status: Negative Declaration.
   Project Description: Combined Development Permit consisting of: 1) A Use Permit to
   allow the temporary use of a Cellular on Wheels (COW) portable wireless
   telecommunications facility to be used during the construction period of a permanent
   wireless telecommunications facility; 2) a Use Permit to allow the installation of a 40 foot
   high "tree-pole" wireless telecommunication facility, a 12 foot by 20 foot equipment
   shelter with a mounted GPS antenna, a 20 foot long by 4 foot high CMU retaining wall,
   and a six foot tall wood fence enclosure; and 3) a Use Permit for ridgeline development;
   and Design Approval. Grading is approximately 30 cubic yards (30 cubic yards cut and
   30 cubic yards fill). The site of the proposed COW and permanent facility is Holman
   Ranch, 60 Holman Road, Carmel Valley (Assessor's Parcel Number 187-481-001-000),
   Carmel Valley Master Plan Area. An alternative site for the permanent facility at "Hawk
2. 9:00 AM - COMER MARK W & GAYLE L - PLN060768
   Project Planner: Valerie Negrete. Environmental Status: N/A Per Section 15060(c)(3). Project Description: Consider a Request for Waiver of application fee and double fee for violation paid for PLN060768, an after-the-fact Combined Development Permit to clear a violation (CE070045) and allow the continued use of an educational facility consisting of: 1) A Use Permit for an educational program facility, which includes a barn, a classroom, a library, a storage area and an office; 2) An Administrative Permit for a caretaker unit; 3) A Use Permit for exceeding the height of a standard caretaker unit; 4) A Use Permit for maintaining and exhibiting of animals; 5) A Use Permit for assemblages of people and special events not involving permanent facilities; and "after-the-fact" grading of 912 cubic yards of cut and 1,377 cubic yards of fill for repaving of the access driveway and excavation for the placement of the multipurpose building and animal corral, which requires restoration. The property is located at 19014 Pesante Road, Salinas (Assessor's Parcel Number 125-091-059-000), North County Area Plan area. Recommended Action: Deny Request for Fee Waiver.

G. OTHER MATTERS: NONE

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.