PLEDGE OF ALLEGIANCE

A. ROLL CALL

B. PUBLIC COMMENTS

C. AGENDA ADDITIONS, DELETIONS AND CORRECTIONS

D. APPROVAL OF MINUTES: April 30, 2014

E. COMMISSIONER COMMENTS, REQUESTS AND REFERRALS

F. SCHEDULED ITEMS

1. 9:00 AM - LOGAN MARK B/ANNE J - PLN130148
   Project Planner: Elizabeth Gonzales. Environmental Status: Categorical Exemption.
   Project Description: Combined Development Permit consisting of: 1) a Coastal Development Permit for a Lot Line Adjustment to exchange 540 square feet between a townhome parcel and an open space parcel of the Pebble Beach Town Homes, and to allow 2) a Coastal Administrative Permit and Design Approval for a 637 square foot addition to an existing 3,561 square foot townhouse and an existing 660 square foot deck.
   Recommended Action: Approve Project.

2. 9:00 AM - HARROD RAY M JR/LINDA MCLAUGHLIN - PLN140082
   Project Planner: Daniel Lister. Environmental Status: Categorical Exemption.
   Project Description: CONTINUED FROM MAY 14, 2014. Combined Development Permit consisting of: 1) an Administrative Permit and Design Approval to allow the development of a 3,808 square foot single family dwelling within the Visual Sensitivity
The dwelling includes a 968 square foot three-car garage, 116 square foot covered porch, and associated grading (150 cubic yards cut; 150 cubic yards fill); and 2) a Use Permit to allow the removal of 28 Coast Live Oak trees. The property is located 25960 Colt Lane, Salinas (Assessor’s Parcel Number 416-122-006-000), Greater Monterey Peninsula Area Plan. **Recommended Action:** Approve Project

3. **9:00 AM - COUNTY OF MONTEREY - GENERAL PLAN AMENDMENT ORDINANCE - TITLE 21: NON – COASTAL ZONING ORDINANCE - REF130066**
   
   **Project Planner:** Martin Carver/Jacqueline Onciano.  **Planning Area:** Inland Areas Only.  **Environmental Status:** Statutory Exemption.  **Project Description:**
   
   CONTINUED FROM MAY 14, 2014.  Amend Title 21 (non-coastal zoning ordinance) of the Monterey County Code to add Chapter 21.91 (General Plan Amendments) to provide procedures to amend the Monterey County General Plan. The new chapter would limit the number of general plan amendments to two times each year, with certain exceptions. It also requires comprehensive and cumulative review of general plan amendments and provides a process for early assessment of general plan amendments. This ordinance applies to the non-coastal unincorporated area of the County of Monterey.  **Recommended Action:** Recommend Adoption to the Board of Supervisors

**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.

**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.