Monterey County Zoning Administrator

AGENDA
Thursday, April 9, 2015

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

Jacqueline Onciano, Zoning Administrator  Water Resources Agency
Roger VanHorn, Environmental Health  Chad Alinio, Public Works

A.  ROLL CALL

B.  PUBLIC COMMENTS

C.  APPROVAL OF MINUTES:  February 12, February 26, March 12, March 26, 2015

D.  SCHEDULED ITEMS

1.  9:30 AM - JORDAN WILLIAM H/SUSAN J TRS - PLN140354
Project Planner: Elizabeth Gonzales.  Project Location: 87 Yankee Point Dr, Carmel.  
Assessor’s Parcel No: 243-153-007-000.  Permit Type: Variance.  Planning Area: Carmel LUP.  Environmental Status: Categorical Exemption.  Project Description: CONTINUED FROM MARCH 26, 2015.  Variance to allow an increase to lot coverage from 18% to 21% for the construction of a 715 square foot master bedroom/bath addition to an existing single story single family dwelling.  Recommended Action: Deny Project

2.  9:30 AM - FERNWOOD RESORT LLC - PLN130145
Project Planner: Elizabeth Gonzales.  Project Location: 47200 Hwy 1, Big Sur.  
Assessor’s Parcel No: 419-211-022-000.  Permit Type: Permit Amendment.  Planning Area: Coast-Big Sur.  Environmental Status: Categorical Exemption.  Project Description: Amendment to Combined Development Permit (PLN060356 and PLN090057) to amend the General Development Plan for Fernwood Resort to allow outdoor live music events located on the yoga stage of the campground.  Recommended Action: Approve Project

3.  9:40 AM - YOSHIDA MAE TR ET AL - PLN140600
Assessor’s Parcel No: 211-012-020-000.  Permit Type: Use Permit.  Planning Area: Greater Salinas.  Environmental Status: Categorical Exemption.  Project Description: Use Permit to allow the installation of a Wireless Communication Facility consisting of a 63 foot-high tower designed as a windmill with 12 panel antennas mounted on the tower, 200 square foot equipment shelter, emergency standby generator and a 6-foot high chain link fence around the area leased to Verizon Wireless.  Recommended Action: Approve Project

4.  9:50 AM - EMD INC ET AL - PLN140724
**Project Planner:** Daniel Lister. **Project Location:** 92 McFadden Rd, Salinas. **Assessor’s Parcel No:** 227-063-004-000. **Permit Type:** Use Permit. **Planning Area:** Greater Salinas. **Environmental Status:** Categorical Exemption. **Project Description:** Use Permit to allow the construction of a Wireless Communications Facility consisting of a 53 foot-high monopole, designed as a water tower, with 12 antennas to be located inside the faux water tank, a 195 square foot equipment shelter with standby generator, and security fencing around the 1,125 square foot area leased to Verizon Wireless. **Recommended Action:** Approve Project

**E. OTHER MATTERS**

**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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