

CITY OF AVALON
PLANNING COMMISSION
AGENDA
Wednesday, September 19, 2012 – 7:00 p.m.
410 Avalon Canyon Road

In compliance with the Americans with Disability Act, if you need special assistance to participate in this meeting, please contact Denise Radde, City Clerk (310) 510-0220. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35. 102-35.104 ADA Title II). All public records relating to an agenda item on this agenda are available for the public inspection at the time the records are distributed to all, or a majority of all, members of the Planning Commission. Such records shall be available at City Hall located at 410 Avalon Canyon Road.

Any member of the public may speak on any matter(s) before the Commission at the time such matter(s) are heard, upon request to and recognition by the Commission Chairman. Anyone may appeal any decision made by the Commission to the City Council. To appeal, you must file a written appeal, and include an appeal fee of \$842.00 with the City Clerk within fifteen (15) calendar days of such action. Any person challenging actions of the Planning Commission may be limited to issues he or someone else raises in writing prior to or orally at the hearing. All actions on Local Coastal Development permits seaward of the Appealable Area Boundary (within 300 ft. of established mean high tide line) may be appealed by any aggrieved person to the Coastal Commission.

-PLEDGE OF ALLEGIANCE-

ROLL CALL:

ANNOUNCEMENTS:

MINUTES: June 20, 2012, July 23, 2012, and August 22, 2012

CONSENT ITEMS:

1. A Resolution to adopt findings for an approved Local Coastal Development Permit and Site Plan Application for a new 15' x 15' deck and cabana to be used as a utility area for storage, employee break area and a Laundry.

Owner: Santa Catalina Island Company
Applicant: Massages by the Sea
Location: 1 St. Catherine Way (Descanso Beach)
APN: 7480-001-001
PC#2489 Zone: Resort/ Recreational

2. A Resolution to adopt findings for an approved Site Plan Application to remodel two existing commercial spaces into one and a Conditional Use Permit to expand the existing Restaurant, Bar, Café use at 302 Crescent Avenue.

Owner: Santa Catalina Island Company

September 19, 2012

Agenda - Page 2

Applicant: Same
Location: 302 Crescent Avenue
APN: 7480-021-007
PC#2490 Zone: Resort/ Recreational

PUBLIC HEARINGS:

3. A Public Hearing for a Local Coastal Development Permit, Setback Variances, and Site Plan application for a Multi- Unit Structure, at 115 Upper Terrace Road. This application is outside of the appealable area to the Coastal Commission. (A determination as to this project's status under the California Environmental Quality Act will be made by the Commission).

Owner: Catalina Irrevocable Trust- Suzanne Vasu Trustee
Applicant: Same
Location: 115 Upper Terrace Road
APN: 7480-009-007
PC#2493 Zone: Medium Density
File Date: August 21, 2012

4. A Public Hearing for a Negative Declaration and Site Plan application to repair the seawall at 306 Crescent Avenue. The Coastal Commission will process the Local Coastal Permit for this application.

Owner: Santa Catalina Island Company
Applicant: Same
Location: 302 & 304 Crescent Avenue
APN: 7480-021-007
PC#2494 Zone: Resort/ Recreational
File Date: June 29, 2012

5. A Public Hearing for Consideration of an Ordinance amending the Avalon Municipal Code related to High Density Residential Development Standards to allow existing hotels in the High Density zone the use of a Restaurant/ Bar/ Café with a Conditional Use Permit.

ITEM OF DISCUSSION:

- October, November and December meeting Dates.
- Item of discussion requests for future meetings.

COMMISSIONER BUSINESS:

BUSINESS FROM THE AUDIENCE:

ADJORN:

September 19, 2012

Agenda - Page 3

If you challenge the actions of the Planning Commission in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

By: Amanda Cook
Director of Planning