

CITY OF AVALON
PLANNING COMMISSION
AGENDA
Wednesday, July 17, 2013 – 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: May 22, 2013

PUBLIC HEARING:

1. A Public Hearing for a Local Coastal Permit, Height Variance, Floor to Lot Variance and Site Plan application to remove the existing canvas patio cover and replace with a new polycarbonate patio cover and sides that are clear at 201 Clarissa Avenue. The project site is located in the Coastal Zone, but is not within the area where issuance of a local coastal permit is appealable to the Coastal Commission. The application was filed on May 14, 2013.

Owner: Greg Thompson
Applicant: Seacrest Inn LLC
Location: 201 Clarissa
APN: 7480-013-034
PC#2517 Zone: High Density

2. A Public Hearing for an Application for a New Conditional Use Permit and Resolution to allow the renting or leasing of a room or rooms with or without table board in a dwelling unit for periods of fewer than thirty (30) consecutive days duration (Transient Rental Sec. 9-6.603 AMC) at 214 Beacon Street. The application was filed on June 25, 2013.

Owner: Daniel Hudson
Applicant: Same
Location: 214 Beacon Street
APN: 7480-018-018

PC#2519 Zone: Special Commercial

3. A Public Hearing for a Local Coastal Permit, and Tentative Tract Map No.69836 Mar De Cortez at Hamilton Cove. The project site is located in the Coastal Zone, and within the area where issuance of a local coastal permit is appealable to the Coastal Commission. The application was filed on June 12, 2013.

Owner: Hamilton Pacific
Applicant: Hamilton Pacific
Location: Mar De Cortez (Hamilton Cove)
APN: Tract Map No. 69836
PC#2522 Zone: Low Density

4. A Public Hearing for a Height Variance, and Site Plan application to fill in the existing valley between two roofs to create one peaked roof at 1 Pebbly Beach Road. The project site is located in the Coastal Zone. The application was filed on June 10, 2013.

Owner: Southern California Edison
Applicant: Elements Architecture
Location: 1 Pebbly Beach Road
APN: 7480-045-801
PC#2520 Zone: Public

ITEM 5. Has been held over until the August meeting.

5. A Public Hearing for a Height Variance, and Site Plan application to remodel an existing three bedroom two and a half bathroom single family residence into a four bedroom four and a half bathroom single family residence at 333 Wrigley Road. The application was filed on June 27, 2013.

Owner: Gary and Kellie Johnson
Applicant: Fine Line Construction
Location: 333 Wrigley Road
APN: 7480-007-041
PC#2521 Zone: High Density

COMMISSIONER BUSINESS:

BUSINESS FROM THE AUDIENCE:

ADJORN:

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