

PLANNING COMMISSION  
CITY OF AVALON  
NOTICE OF PUBLIC HEARINGS  
**Tuesday, December 17, 2013 at 4:00 p.m.**  
**(NOTE DATE AND TIME CHANGE)**

NOTICE IS HEREBY GIVEN that the Avalon Planning Commission will hold a PUBLIC HEARING to consider the following item at the December meeting to be held on **Tuesday, December 17, 2013, at 4:00 p.m.**, in the COUNCIL CHAMBERS AT 410 AVALON CANYON ROAD, AVALON CALIFORNIA.

1. Public Hearing for a Site Plan, Setback Variances and Local Coastal Development Permit, to renovate and enlarge a single family dwelling at 156 Middle Terrace. (A determination as to this project's status under the California Environmental Quality Act will be made by the Commission).

Owner: Paul Reed  
Applicant: Larry Halonen  
Location: 156 Middle Terrace Road  
APN: 7480-010-021  
PC#2534 Zone: Medium Density  
File Date: October 11, 2012

2. Public Hearing for a Site Plan and Local Coastal Development Permit to install an underground vault in the Public right of way on Metropole Avenue, between 123 Metropole and Crescent Avenue. (A determination as to this project's status under the California Environmental Quality Act will be made by the Commission). This project is within the Coastal Commission appealable zone.

Owner: Southern California Edison  
Applicant: Henkels & McCoy, Inc.  
Location: Between 123 Metropole and Crescent Ave.  
APN: 7480-018-003 (Adjacent)  
PC# 2535 Zone: Commercial  
File Date: November 21, 2013

3. Public Hearing for a Site Plan and Local Coastal Development Permit to install an underground vault in the Public Right of Way on Metropole Avenue, adjacent to 131 Metropole. (A determination as to this project's status under the California Environmental Quality Act will be made by the Commission). This project is not within the Coastal Commission appealable zone.

Owner: Southern California Edison  
Applicant: Henkels & McCoy, Inc.  
Location: adjacent to 131 Metropole  
APN: 7480-018-025 (Adjacent)  
PC# 2536 Zone: Commercial  
File Date: November 21, 2013

4. 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 360 Clemente C64. This application was filed on October 16, 2013. (A determination as to this project's status under the California Environmental Quality Act will be made by the Commission).

Owner: David A Reed & Virginia Reed TRS  
Applicant: Same  
Location: 360 Clemente C-64  
APN: 7480-038-074  
PC#2538 Zone: High Density  
File Date: October 16, 2013

5. A Hearing for a Minor Lot Line Adjustment between Lot 10 and Lot 13 in Tract Map 69836. This adjustment will removed .005 acres from Lot 10 and add it to Lot 13. (A determination as to this project's status under the California Environmental Quality Act will be made by the Commission).

Owners: Mike Flynn & Ray McKeon  
Applicants: Same  
APNs: 7480-047-084 & 7480-047-081  
PC# 2537 Zone: Low Density Residential  
File Date: November 20, 2013

Members from the Public who would like to address the Planning Commission may appear at the public hearing during the consideration of this item and state their opinion. Written comments may also be submitted to the Planning Department, attention Planning Director Amanda Cook, PO Box 707, Avalon, CA 90704 prior to the Planning Commission's consideration of the item. 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.

By: Amanda Cook  
Director of Planning

Posted: City Hall  
Catalina Islander

Friday, November 29, 2013  
Friday, November 29, 2013