

CITY OF AVALON  
PLANNING COMMISSION  
AGENDA  
**Wednesday, February, 2014 – 6:00 p.m.**  
410 Avalon Canyon Road  
**(Note Meeting Time)**

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 \$908.00 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:

ACTIONS:

September 18, 2013 and January 2014

CONSENT:

1. A Resolution for an approved Conditional Use Permit application to add a Restaurant/ Bar/ Café use to an existing hotel at 130 Metropole Avenue in order to offer alcoholic beverages to guests only.

Owner:	Mark Malan
Applicant	Hermosa Hotel
Location:	131 Metropole Avenue
APN:	7480-018-009
PC#2539	Zone: Commercial

PUBLIC HEARINGS:

2. Public Hearing for a Negative Declaration, Site Plan, Height Variance, and Setback Variances, 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

3. 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 320 Eucalyptus Avenue. (A determination as to this project's status under the California Environmental Quality Act will be made by the Commission).

Owner: Eric LaBounty and Lynn Kirk  
Applicant: Same  
Location: 320 Eucalyptus Avenue  
APN: 7480-034-042  
PC#2541 Zone: High Density Flats  
File Date: January 15, 2014

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 234 Descanso Avenue. (A determination as to this project's status under the California Environmental Quality Act will be made by the Commission).

Owner: Kelly Nelson  
Applicant: Catalina Island Vacation Rentals, Inc.  
Location: 234 Descanso Avenue  
APN: 7480-013-016  
PC#2542 Zone: High Density Flats  
File Date: January 30, 2013

5. A Public Hearing for an Application to modify the Height Variance/Envelope granted for the Single Family dwellings for the Hamilton Cove Development. A Focused Environmental Impact Report was prepared and certified by the City Council.

Owner: Santa Catalina Island Company  
Applicant: Hamilton Pacific LLC/Michael Flynn  
Location: Hamilton Cove  
APN: Tentative Tract Map 69836  
PC# 2543 Zone: Low Density Residential  
File Date: January 30, 2014

THIS ITEM MAY NOT BE HEARD DUE TO ISLANDER NOT PUBLISHING ENTIRE NOTICE. THIS ITEM WILL BE RENOTICED FOR THE MARCH AGENDA

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