

CITY OF AVALON
PLANNING COMMISSION
AGENDA
Wednesday, November 16, 2016 – 6:00 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 \$922.00 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:

APPROVAL OF MINUTES: October, 2016

SITE PLAN:

1. A Hearing for a Site Plan application to place a water tank for storage of non-potable water for dispensing to the public within Pebbly Beach Building Supply. A Coastal Development Permit will be required from the California Coastal Commission. (The project is categorically exempt under Section 15311 – Accessory Structures).

Owner:	Santa Catalina Island Company
Applicant:	Same
Location:	Pebble Beach Building Supply – 702 Pebble Beach Road
APN:	7480-045-021
PC# 2617	Zone: Public
File Date:	11/2/2016

2. A Public Hearing for an application for a Mitigated Negative Declaration for a Lot Split, Variances for less than the required minimum lot size, less than the required minimum lot width, less than the required setbacks and less than the required off-street parking, Conditional Use Permit for density bonus unit. Coastal Development Permit/CDP for a proposed subdivision at 357 Whittley Avenue. The project site is located in the Coastal Zone, and is not within the area where issuance of a CDP is appealable to the Coastal Commission.

Owner: Eric and Joanel Huart
Applicant: Same
Location: 357 Whittley
APN: 7480-026-022
PC#2610 Zone: Low Density
File Date: 06/28/2016

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 1 Camino De Flores (Hamilton Cove). (The project is Categorically Exempt under Section 15305 of the State CEQA Guidelines - Minor Alterations in Land Use Limitations.)

Owner: Tom Gross
Applicant: Same as above
Location: 1 Camino De Flores
APN: 7480-049-066
PC#2616 Zone: Low Density Residential
File Date: 9/12/2016

4. ***THIS ITEM HAS BEEN REMOVED FROM THE AGENDA***

A Public Hearing to consider a Mitigated Negative Declaration for a Site Plan, Conditional Use Permit and Coastal Development Permit to install a Aerial Adventure facility within the Eucalyptus Grove and make modifications to the Base Camp in Descanso Canyon at the Descanso Beach Club property. The project is located in the Coastal Zone and is within the area where issuance of a CDP is appealable to the Coastal Commission.

Owner: Santa Catalina Island Company
Applicant: Same
Location Descanso Beach Club
APN: 7480-001-001
PC# 2614 Zone: Resort Recreation
File Date: 10/09/2016

5. ***THIS ITEM HAS BEEN REMOVED FROM THE AGENDA***

A Public Hearing to consider a Mitigated Negative Declaration for a Site Plan, Conditional Use Permit and Coastal Development Permit, and a Proposed Zone change from Low Density Residential to Resort Recreation to comply with the General Plan for the installation of a Mountain Coaster located on the South Western hillside of St Catherine Way. The project is located in the Coastal Zone and is within the area where issuance of a CDP is appealable to the Coastal Commission.

Owner: Santa Catalina Island Company
Applicant: Same
Location Descanso Beach Club
APN: 7480-001-001

PC# 2613 Zone: Low Density Residential
File Date: 10/09/2016

6. ITEM OF DISCUSSION:

Date for December meeting.

BUSINESS FROM THE AUDIENCE:

COMMISSIONER BUSINESS:

ADJOURN:

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.

Posted By: Amanda Cook
 Planning Director

Friday, 11/11/2016