

FINAL

**MONTEREY COUNTY SUBDIVISION/MINOR SUBDIVISION COMMITTEE
May 27, 2004
MINUTES**

The Monterey County Subdivision/Minor Subdivision Committee met at 9:52 a.m. at the Board of Supervisors Chambers of the Courthouse at 240 Church Street, Salinas, California.

A. ROLL CALL:

Present: James McPharlin, Fire Warden's Office; Bryce Hori, Public Works; Al Mulholland, Water Resources Agency; Laura Lawrence, Environmental Health Division; Ann Towner, Planning and Building Inspection Department
Absent: Laurence Hawkins, Planning Commissioner; Richard Brandau, Parks Department

B. COMMENT PERIOD: None

C. APPROVAL OF MINUTES:

Ann Towner, Planning and Building Inspection, stated the minutes for May 13, 2004, were not reviewed and requested a continuance to the next meeting on May 27, 2004.

McPharlin moved, seconded by Mulholland, and passed by the following vote to continue action on the minutes of the meeting on May 13, 2004, to the May 27, 2004, agenda.

AYES: McPharlin, Hori, Mulholland, Lawrence, Towner
NOES: None
ABSENT: Hawkins, Brandau
ABSTAIN: None

D. MINOR SUBDIVISION COMMITTEE SCHEDULED ITEMS:

1. GOLDBERG STEVEN & ELVIA (PLN040113)

Project Description: Two-Year Extension of a Coastal Development Permit for a Tentative Parcel Map for an approved minor subdivision of a 4.9-acre parcel into 2 parcels, 1.5, and 3.4 acres in size. Two single-family residences currently exist on the property. No other development or improvements are proposed. The site is located at 1658 Crespi Lane (APN 008-392-001-000) Del Monte Forest area, Coastal Zone.

Ramon Montano presented the project, added Evidence (g) to Finding #1, and changed Condition #2 to read approved by the Minor Subdivision Committee. The Del Monte Forest Land Use Advisory Committee recommended approval of the project with no conditions or changes.

There was discussion regarding incorporation of the conditions adopted as part of the original resolution and whether those should be included in the draft resolution for the 2-year extension. After discussion the Committee agreed to add a condition stating that compliance with all applicable permit conditions included in the original resolution is required, as well as the additional few conditions adopted in the resolution for the 2-year extension.

Todd Bessire, representative for the applicant, agreed to the added Evidence (g) for Finding #1 and the amended Conditions of Approval.

Mulholland moved, seconded by McPharlin, and passed by the following vote to approve staff's recommendation to allow for a two year extension of a tentative parcel map and Coastal Development Permit for an approved 2-lot Minor Subdivision, based on the amended Findings and Evidence and subject to the amended Conditions of Approval for PLN040113 (Resolution #04009).

AYES: McPharlin, Hori, Mulholland, Lawrence, Towner
NOES: None
ABSENT: Hawkins, Brandau
ABSTAIN: None

2. PEEBLES KENNETH & AMY (PLN030373)

Project Description: Coastal Development Permit to allow an equal lot line adjustment of approximately 0.204 acres between parcel A (2.0 acres) and parcel B (2.129 acres), resulting in no change in acreage for either parcel. The parcels are located at 15000 Del Monte Farms Road & 14993 Meridian Road, Castroville area (Assessor's Parcel Numbers 131-043-020-000 & 131-043-021-000), North County area, Coastal Zone.

Ramon Montano presented the project on behalf of the project planner, Timothy Johnston, and recommended approval of the Coastal Development Permit to allow the lot line adjustment based on the recommended Findings and Evidence and subject to the recommended Conditions of Approval in the staff report.

Ko Cooper asked questions regarding Condition #3, which requires recordation of a "Permit Approval Notice." Ann Towner stated that the Recording Secretary, Linda Rotharmel, would prepare the Resolution and assign it a number. The "Permit Approval Notice" would also be prepared by Ms. Rotharmel and would be sent to the property owner for signature and recordation.

Bryce Hori, Public Works, added that Conditions #5 & 6 would also need to be completed.

Ko Cooper agreed to the conditions.

Hori moved, seconded by McPharlin, and passed by the following vote to approve the Coastal Development Permit for the Lot Line Adjustment based on the Findings and Evidence and subject to the recommended Conditions of Approval for PLN030373 (Resolution #04010).

AYES: McPharlin, Hori, Mulholland, Lawrence, Towner
NOES: None
ABSENT: Hawkins, Brandau
ABSTAIN: None

E. **OTHER ITEMS:** None

F. **ADJOURNMENT:** The meeting was adjourned at 10:14 a.m.

ATTEST

ANN S. TOWNER, Secretary

AT/lmr