

**F I N A L**  
**MONTEREY COUNTY SUBDIVISION/MINOR SUBDIVISION COMMITTEE**  
**DECEMBER 8, 2005**

**MINUTES**

The Subdivision Committee met at 10:20 a.m. in the Board of Supervisors Chambers of the Courthouse, 168 West Alisal Street, Salinas, California.

**A. ROLL CALL:**

PRESENT: Lynne Mounday, Secretary, Jim McPharlin, Laurence Hawkins (Minor Sub only), John Hodges, (Acting Chairman), Bryce Hori, and Tom Moss.

ABSENT: Al Mulholland

**B. PUBLIC COMMENT: NONE**

**C. APPROVAL OF MINUTES: NONE**

**D. SCHEDULED ITEMS:**

**Convened as Minor Subdivision Committee**

**1. LIGGETT HOWARD JOHN IV (PLN030040)**

Luis Osorio, Project Planner, presented the Minor Subdivision of a Combined Development Permit consisting of: 1) Lot Line Adjustment to adjust the boundary between two existing lots of record of 6.0 and 58.2 acres, resulting in two lots of approximately 14.0 and 50.2 acres respectively; and 2) Minor Subdivision tentative parcel map for the division of the resulting 50.2 acre lot into two lots of approximately 19.7 and 30.6 acres. The subject property is located at 29001 Robinson Canyon Road, (Assessor's Parcel Numbers 416-021-038-000 and 416-021-039-000), Robinson Canyon Road Area, Carmel Valley Master Plan Area.

Public Works added an additional condition.

John Bridges, representatives, agreed to all the conditions.

It was moved by Hori, seconded by Hawkins and passed by the following vote to adopt the Negative Declaration and Mitigation Monitoring Plan and approve the project as amended by staff.

AYES: Mounday, McPharlin, Hawkins, Hodges, Hori, Moss

NOES: None

ABSENT: Mulholland

**2. HOLLAND JOE AND CAROLYN (PLN040548)**

Jody Lyons, Project Planner, presented the Minor Subdivision of a 121.23 acre parcel into three parcels, 40, 40 and 41.23 acres. The project area is located at the north end of Cross Road, Lockwood (Assessor's Parcel Number 422-081-047-000), South County Area.

Environmental Health spoke to wells.

Gary Goetz, representative, agreed to all conditions.

No public comment was received.

It was moved by McPharlin, seconded by Hori and passed by the following vote to approve the Minor Subdivision with changes as discussed.

AYES: Mounday, McPharlin, Hawkins, Hodges, Hori, Moss  
NOES: None  
ABSENT: Mulholland

3. **RANCHO SAN ARDO LLC (PLN030471)**

Paul Mugan, Project Planner, presented the Minor Subdivision to divide four parcels (Assessor's Parcel Numbers 422-101-061-000, 422-101-062-000, 422-101-063-000, 422-101-065-000 and 422-121-001-000) totaling approximately 567.76 acres into fourteen 40-acre parcels; a Use Permit for development on slopes in excess of 30 percent; and a Use Permit for a bed and breakfast on proposed lot 3; and a Use Permit for a wireless telecommunications facility. The project includes approximately 170,750 cubic yards of grading (86,750 cubic yards cut and 84,000 cubic yards fill) for road infrastructure and building pads. The property is located east of Lockwood San Ardo Road, southwest of Dudley Road, South County Area.

Staff requested a continuance to January 12, 2006 to allow time for further review.

No public comment was received.

It was Moved by Hawkins and seconded by McPharlin and passed by the following vote to continue the project to January 12, 2006.

AYES: Mounday, McPharlin, Hawkins, Hodges, Hori, Moss  
NOES: None  
ABSENT: Mulholland

E. **ADJOURNMENT**

The meeting was adjourned at 10:43 a.m.

ATTEST

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Lynne Mounday, Secretary

LM:kb/ca