



Monterey County Zoning Administrator

168 West Alisal Street,
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Salinas, CA 93901
831.755.5066

Agenda Item # 1

Legistar File Number: ZA 16-045

October 27, 2016

Introduced: 10/20/2016

Version: 1

Current Status: Agenda Ready

Matter Type: ZA

PLN160253/GARIBALDI (Continued from October 13, 2016)

Public hearing to consider action on a Design Approval to allow the construction of a single family dwelling.

Proposed CEQA Action: Categorically Exempt per CEQA Guidelines Section 15303(a) of the CEQA Guidelines.

1030 Marcheta Lane, Pebble Beach, Greater Monterey Peninsula Area Plan.

RECOMMENDATION:

It is recommended that the Zoning Administrator adopt a resolution:

- 1) Finding the project Statutorily Exempt per Section 15303(a) of the CEQA Guidelines; and
- 2) Approving a Design Approval application to allow the construction of a 3,671 square foot single family dwelling.

PROJECT INFORMATION:

APN: 007-342-002-000

Agent: Eric Miller, Architect

Plan Area: Greater Monterey Peninsula Area Plan

Parcel Size: 0.24 acre

Flagged and Staked: Yes

Planner: Bob Schubert, AICP, Senior Planner

DISCUSSION:

On September 29, 2016, the Zoning Administrator continued the public hearing to October 13, 2016 and requested the applicant to submit revised plans. The applicant subsequently submitted revised plans showing the removal of the roof over the rear yard ground level patio, a reduction in the size of the second floor deck on the south side and realignment of the retaining wall along the southern property line to protect the roots of an 18 inch Monterey cypress tree located on the neighboring property. On October 13, 2016 the Zoning Administrator reviewed the revised plans and directed staff to return to the meeting on October 27, 2016 with a resolution approving the revised project.

FINANCING:

Funding for staff time associated with this project is included in the FY2016/17 Adopted Budget for RMA-Planning.

Prepared by: Bob Schubert, AICP, Senior Planner, Ext. 5183

Approved by: Carl P. Holm, Resource Management Agency Director

ATTACHMENT:

Exhibit A - Resolution Approving Project

cc: Front Counter Copy; Zoning Administrator; John Ford, RMA-Planning Services Manager; Eric Miller, architect, Todd and Barbara Garibaldi, property owners, Randi Green, neighbor, The Open Monterey Project (Molly Erickson); LandWatch (Amy White); Project File PLN160253