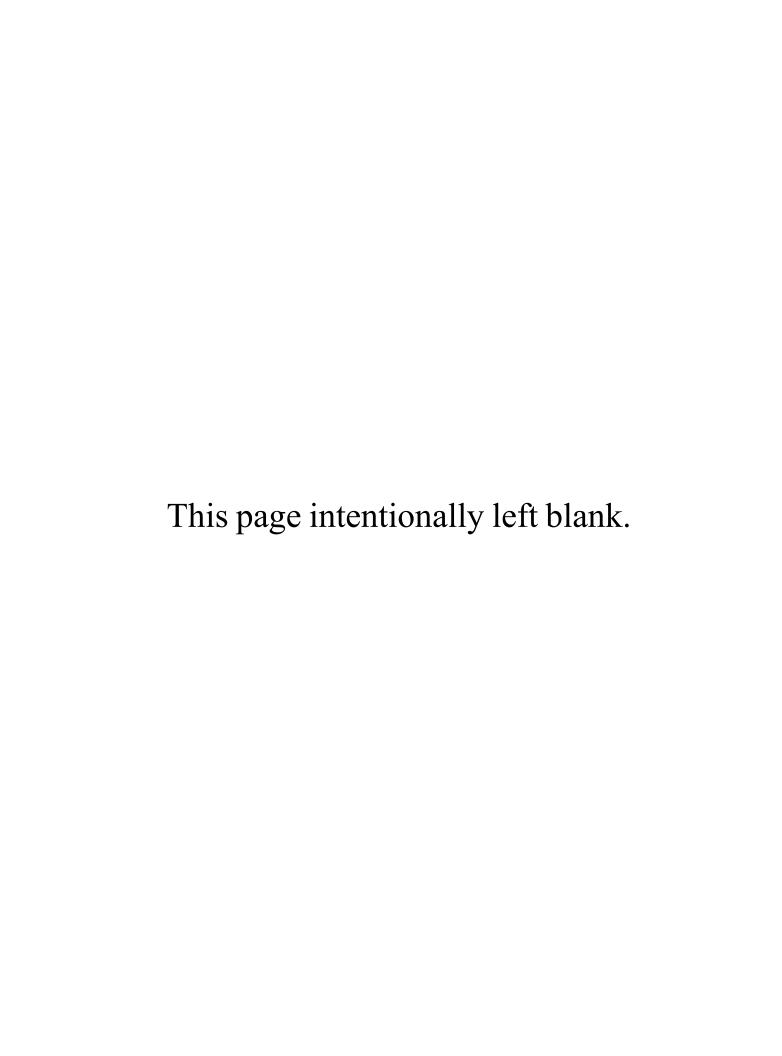
Exhibit D



MINUTES

Big Sur Land Use Advisory Committee Tuesday, February 13, 2024

M	eeting calle	ed to order by	Steve Beck		at 9:02	am
Ro	oll Call					
<u> </u>	Members P Steve Beck,		Trey Kropp, John V	Vilson		
	Members A Dave Smile					
_	Annroval o	f the Minutes:				
1		uary 9, 2024	minutes			
	Motion:	Marcus Foste	er	(LU	JAC Member's	s Name)
	Second:	Steve Beck		(LU	JAC Member's	s Name)
	Ayes:	All				
	Noes:					
	Absent:	Dave Smiley				
	Abstain:					
						genda items that are within the ns may be limited by the Chair.
_						
-						
-						
-						

6. Other Items:

A) Preliminary Courtesy Presentations by Applicants Regarding Potential Projects
Motion from Steve Beck for: Having LUAC members be able to attend 9am site visit followed by 10am
Committee meeting.
Second by Trey Kropp
All present in favor
Absent Dave Smiley
B) Announcements
7. Meeting Adjourned: 10:12 am
Minutes taken by: Trey Kropp

Action by Land Use Advisory Committee Project Referral Sheet

Monterey County Housing & Community Development 1441 Schilling Place 2nd Floor Salinas CA 93901 (831) 755-5025

Advisory Committee:

Joel Severson

Big Sur

1. Project Name: File Number: Project Location: Assessor's Parcel Number(s): Project Planner: Mary Israel Big Sur Coast Land Use Plan, Coastal Zone. Combined Development Permit to clear a Code Enforcement (14CE00095) consisting of: 1) Coastal Administrative Permit Approval to allow the construction of a 1,175 square foot sing dwelling, a bridge, 5,000 gallon water tank and two non-habing accessory structures; 2) Coastal Development Permit to allow on slopes greater than 30%; and 3) Coastal Development Permit to allow on Slopes greater than 30%; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to allow on Slopes greater than Solve; and 3) Coastal Development Permit to Slopes Great Administrative Permit Approval to allow the construction of a 1,175 square foot sing development Permit to clear a Code Enforcement (14CE00095) consisting of: 1) Coastal Development Permit to clear a Code Enforcement (14CE00095) consisting of: 1) Coastal Development Permit to clear a Code Enforcement (14CE00095) consisting of: 1) Coastal Development Permit to clear a Code Enforcement (14CE00095) consisting of: 1) Coastal Development Permit to clear a Code Enforcement (14CE00095) consisting o							
Project Location: 37761 PALO COLORADO RD, CARMEL, CA 93923 Assessor's Parcel Number(s): 418-081-033-000 Project Planner: Mary Israel Area Plan: Big Sur Coast Land Use Plan, Coastal Zone. Project Description: Combined Development Permit to clear a Code Enforcement (14CE00095) consisting of: 1) Coastal Administrative Permit Approval to allow the construction of a 1,175 square foot sin dwelling, a bridge, 5,000 gallon water tank and two non-habi accessory structures; 2) Coastal Development Permit to allow on slopes greater than 30%; and 3) Coastal Development Per development within 100 feet of environmentally sensitive hal (Redwood Forest and stream) area. The property is located at Colorado, Big Sur (Assessor's Parcel Number 418-081-033-0 Coast Land Use Plan, Coastal Zone. Was the Owner/Applicant/Representative present at meeting? YES X NO [Please include the names of those present] Jesse Cude Norm Cotton Joel Severson Was a County Staff/Representative present at meeting? Yes Mary Israel	Project Name: CU	DE JESSE L &	SANDRA T	RS			
Assessor's Parcel Number(s): Project Planner: Area Plan: Project Description: Ombined Development Permit to clear a Code Enforcement (14CE00095) consisting of: 1) Coastal Administrative Permit Approval to allow the construction of a 1,175 square foot sin dwelling, a bridge, 5,000 gallon water tank and two non-habinaccessory structures; 2) Coastal Development Permit to allow on slopes greater than 30%; and 3) Coastal Development Permit (Redwood Forest and stream) area. The property is located at Colorado, Big Sur (Assessor's Parcel Number 418-081-033-0 Coast Land Use Plan, Coastal Zone. Was the Owner/Applicant/Representative present at meeting? YES X NO Please include the names of those present) Jesse Cude Norm Cotton Joel Severson Yes Mary Israel	File Number: PLN						
Project Planner: Area Plan: Big Sur Coast Land Use Plan, Coastal Zone. Combined Development Permit to clear a Code Enforcement (14CE00095) consisting of: 1) Coastal Administrative Permit Approval to allow the construction of a 1,175 square foot sin dwelling, a bridge, 5,000 gallon water tank and two non-habi accessory structures; 2) Coastal Development Permit to allow on slopes greater than 30%; and 3) Coastal Development Per development within 100 feet of environmentally sensitive hal (Redwood Forest and stream) area. The property is located at Colorado, Big Sur (Assessor's Parcel Number 418-081-033-0 Coast Land Use Plan, Coastal Zone. Was the Owner/Applicant/Representative present at meeting? YES X NO Please include the names of those present) Jesse Cude Norm Cotton Joel Severson Was a County Staff/Representative present at meeting? Yes Mary Israel	Project Location: 377	61 PALO COLO	ORADO RD	CARMEL, CA 93923			
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(14CE00095) consisting of: 1) Coastal Administrative Permit Approval to allow the construction of a 1,175 square foot sing dwelling, a bridge, 5,000 gallon water tank and two non-habit accessory structures; 2) Coastal Development Permit to allow on slopes greater than 30%; and 3) Coastal Development Permit development within 100 feet of environmentally sensitive hal (Redwood Forest and stream) area. The property is located at Colorado, Big Sur (Assessor's Parcel Number 418-081-033-0 Coast Land Use Plan, Coastal Zone. Vas the Owner/Applicant/Representative present at meeting? YES X NO Please include the names of those present) Jesse Cude Norm Cotton Joel Severson Vas a County Staff/Representative present at meeting? Yes Mary Israel	Area Plan: Big	Sur Coast Land	Use Plan, C	oastal Zone.			
Vas the Owner/Applicant/Representative present at meeting? YES X NO Please include the names of those present) Jesse Cude Norm Cotton Joel Severson Vas a County Staff/Representative present at meeting? Yes Mary Israel	(14CE00095) consisting of: 1) Coastal Administrative Post Approval to allow the construction of a 1,175 square foo dwelling, a bridge, 5,000 gallon water tank and two non-accessory structures; 2) Coastal Development Permit to a on slopes greater than 30%; and 3) Coastal Development development within 100 feet of environmentally sensitive (Redwood Forest and stream) area. The property is located to the construction of a 1,175 square foot dwelling, a bridge, 5,000 gallon water tank and two non-accessory structures; 2) Coastal Development to a construction of a 1,175 square foot dwelling, a bridge, 5,000 gallon water tank and two non-accessory structures; 2) Coastal Development development and 30%; and 3) Coastal Development development within 100 feet of environmentally sensitive (Redwood Forest and stream) area.						
Vas a County Staff/Representative present at meeting? Yes Mary Israel	le	nt)					
Vas a County Staff/Representative present at meeting? Yes Mary Israel	tton						
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• • • • • • • • • • • • • • • • • • • •							
PUBLIC COMMENT:	unty Staff/Representative pres	ent at meetin	g? Yes M	ary Israel (Name)			
	COMMENT:						
Site Neighbor? Issues / Con	N	Site Neighbor?		Issues / Concerns			
Name	Name	YES	NO	(suggested changes)			
Norm Cotton X No changes, just approval	eton	X		No changes, just approval of project.			

X

No Changes just approval of project

UAC AREAS OF CONCERN				
Concerns / Issues (e.g. site layout, neighborhood ompatibility; visual impact, etc)		nance Referen Known)	ice	Suggested Changes - to address concerns (e.g. relocate; reduce height; move road access, etc)
one				
DDITIONAL LUAC COMMENT	S			
ECOMMENDATION:				
		(LILACINA		N
Motion by: Trey Kropp	(LUAC Member's Name)			
Second by:	(LUAC N	Member	's Name)	
X Support Project as propos	sed			
Support Project with char	nges			
Continue the Item				
Reason for Continuance:				
Continue to what date:				
Ayes: 4				

Noes:	
Absent:	
Abstain:	1

Action by Land Use Advisory Committee Project Referral Sheet

Monterey County Housing & Community Development 1441 Schilling Place 2nd Floor Salinas CA 93901 (831) 755-5025

Big Sur

Advisory Committee:

2.	Project Name: File Number:								
	Project Location:		EL MAR C	ARMEL CA 93923					
	Assessor's Parcel Number(s):	s): 243-351-005-000							
	Project Planner:								
	· ·		Use Plan Co	pastal Zone					
	Area Plan: Project Description:	Big Sur Coast Land Use Plan, Coastal Zone. Combined Development Permit consisting of a: 1) Coastal Administrative Permit and Design Approval to allow the demolition of a 3,264 square foot single family dwelling and construction of a 4,910 square foot two-story single family dwelling with an attached garage; 2) Coastal Development Permit to allow development within 750 feet of a known archaeological Monterey County Housing & Community Development /1441 Schilling Place South 2nd Floor, Salinas CA 93901/(831) 755-5025 resource; 3) Coastal Development Permit to allow development within 50 feet of a coastal bluff; and 4) Coastal Development Permit to allow development within 100 feet of an environmentally sensitive habitat. The property is located at 30950 Aurora Del Mar, Carmel (Assessor's Parcel Number 243-351-005-000), Big Sur Coast Land Use Plan, Coastal Zone.within 100 feet of environmentally sensitive habitats (Redwood Forest and stream) area. The property is located at 37761 Palo Colorado, Big Sur (Assessor's Parcel Number 418-081-033-000), Big Sur Coast Land Use Plan, Coastal Zone.							
	s the Owner/Applicant/Represe	-	meeting?	YES X NO					
(Pl	ease include the names of those p	oresent)							
A	lam Bittle								
W۶	as a County Staff/Representative	present at meetin	g? No	(Name)					

	BLIC COMMENT:								
	BLIC COMMENT: Name	Site Nei	ghbor?	Issues / Concerns					

LUAC AREAS	OF CONCERN		l	<u> </u>			
Concer (e.g. site layou compatibility	Policy/Ordinance Reference (If Known)			Suggested Changes - to address concerns (e.g. relocate; reduce height; move road access, etc)			
ADDITIONAL 1	LUAC COMMEN	ΤS					
RECOMMEND	ATION:						
Motion by:	Marcus Foster			(LUAC Me	ember'	s Name)	
Second by:	John Wilson			_ (LUAC Member's Name)			
X Supp	oort Project as propo	sed					

,	Support Project with changes
	Continue the Item
	Reason for Continuance:
	Continue to what date:
Aye	s: 4
Noes	s:
Abse	ent: 1
Abst	tain: