



# Monterey County

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## Board Report

Legistar File Number: 16-138

February 09, 2016

**Introduced:** 1/28/2016

**Version:** 1

**Current Status:** Agenda Ready

**Matter Type:** General Agenda Item

Continue to February 23, 2016 the public hearing on an appeal by Nancy Ausonio from a decision of the Monterey County Planning Commission approving an application (Ibris Mohssin [Urban Housing Communities]) for a Combined Development Permit consisting of: 1) Use Permit to allow the construction of a 36,000 square foot (42-unit; 36 one bedroom units and 6 two-bedroom units) apartment veterans housing complex and 3,300 square foot community center building; 2) Use Permit to allow a reduction in the required parking from 97 spaces to 47 spaces; and 3) Design Approval.

(Appeal, PLN150730/Mohssin; South of Poole and Merritt Streets (APN 030-171-001-000), Castroville)

### PROJECT INFORMATION:

**Planning File Number:** PLN150730

**Owner:** Ibris Mohssin

**Project Location:** South of Poole and Merritt Streets, Castroville

**APN:** APN 030-171-001-000

**Agent:** Alex Reynoso, In-Studio Architecture

**Plan Area:** Castroville Community Plan

**Flagged and Staked:** No

**CEQA Action:** Project consistent with Community Plan for which an EIR was certified

### RECOMMENDATION:

It is recommended that the Board of Supervisors:

Continue to February 23, 2016 the public hearing on an appeal by Nancy Ausonio from a decision of the Monterey County Planning Commission approving an application (Ibris Mohssin [Urban Housing Communities]) for a Combined Development Permit consisting of: 1) Use Permit to allow the construction of a 36,000 square foot (42-unit; 36 one bedroom units and 6 two-bedroom units) apartment veterans housing complex and 3,300 square foot community center building; 2) Use Permit to allow a reduction in the required parking from 97 spaces to 47 spaces; and 3) Design Approval.

### DISCUSSION:

Staff requests a continuance of this public hearing to the meeting of February 23, 2016 to allow completion of the staff analysis. The continuance has been agreed to by both the applicant and the appellant (see Attachments A and B).

Prepared by: David Mack, Assistant Planner, ext. 5096

Approved by: Mike Novo, Director, RMA-Planning, ext. 5192

Carl P. Holm, Director, Resource Management Agency, ext. 5103

This report was prepared reviewed by John Ford, Planning Services Manager.

All attachments are on file with The Clerk of the Board:

Attachment A: Appellant email agreeing to continuance

Attachment B: Applicant email agreeing to continuance

cc: Front Counter Copy; Board of Supervisors (16); County Counsel; Mike Novo, Director-RMA Planning Department; Carl Holm, Director of the Resource Management Agency; John Ford, Planning Services Manager; David Mack, Associate Planner; Idris Mohssin; Alex Reynoso; John Bigley; Nancy Ausonio, The Open Monterey Project; Project File PLN150730.