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MONTEREY COUNTY RESOURCE MANAGEMENT AGENCY



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MEMORANDUM

Date: February 23, 2015

To: Monterey County Board of Supervisors

From: David J. R. Mack, AICP, Associate Planner
John H. Ford, RMA-Services Manager

Subject: PLN150730 – Mohssin (Urban Housing Communities) Appeal

On February 19, 2016, Urban Housing Communities notified RMA-Planning that they are withdrawing the application for the proposed veterans' supporting housing complex (PLN150730) (email attached). As of the writing of this memo, we have not had a response from the property owner as to their response with respect to this application.

This is a unique situation in that the project was approved by the Planning Commission and subsequently appealed to the Board of Supervisors. Therefore, although UHC has withdrawn its application, the appeal is still pending. Per Title 21 (zoning ordinance) of the Monterey County Code, if the appeal were withdrawn, the Planning Commission approval would stand, a result that RMA-Planning does not recommend in light of the UHC withdrawal. For this reason staff recommends the Board of Supervisors grant the appeal and deny the application. This will give a final disposition to the application and appeal.

Staff recommends that the basis of this action focus on the fact that without Urban Housing Communities providing supportive housing for veterans on this site, the reduction in parking requested by the application cannot be supported.

Therefore Staff has prepared a revised Board Resolution to take the following actions:

- 1) Find the Project Statutorily Exempt from CEQA per Public Resources Code Section 21080(b)(5) and CEQA Guidelines Section 15270(a); and
- 2) Grant the Appeal filed by Nancy Ausonio;
- 3) Deny the Combined Development Permit (PLN150730).

Attachments:

1. UHC request for Withdrawal of application
2. Revised Resolution.

