

Monterey County

*Monterey County Zoning Administrator
Monterey County Government Center - Board of Supervisors Chamber
168 W. Alisal St.
Salinas, CA 93901*



Meeting Agenda - Final

Thursday, May 11, 2017

9:30 AM

Monterey County Zoning Administrator

The Recommended Action indicates the staff recommendation at the time the agenda was prepared. That recommendation does not limit the Zoning Administrator's alternative actions on any matter before it.

DOCUMENT DISTRIBUTION: Documents relating to agenda items that are distributed to the Zoning Administrator less than 72 hours prior to the meeting are available for public inspection at the front counter of the Resource Management Agency, Monterey County Government Center, 168 W. Alisal Street, 2nd Floor, Salinas, CA. Documents distributed by County staff at the meeting of the Zoning Administrator will be available at the meeting.

If requested, the agenda shall be made available in appropriate alternative formats to persons with a disability, as required by Section 202 of the Americans with Disabilities Act of 1990 (42 USC Sec. 12132) and the federal rules and regulations adopted in implementation thereof. For information regarding how, to whom and when a person with a disability who requires a modification or accommodation in order to participate in the public meeting may make a request for disability-related modification or accommodation including auxiliary aids or services or if you have any questions about any of the items listed on this agenda please call the Monterey County Resource Management Agency at (831) 755-5025.

NOTE: All agenda titles related to numbered items are live web links. Click on the title to be directed to corresponding Staff Report.

9:30 A.M. – CALL TO ORDER

ROLL CALL

*Mike Novo, Zoning Administrator
Nicki Fowler, Environmental Health
Michael Goetz, Public Works
Representative from Water Resources Agency*

PUBLIC COMMENT

This is a time set aside for the public to comment on a matter that is not on the agenda.

AGENDA ADDITIONS, DELETIONS AND CORRECTIONS

The Zoning Administrator Clerk will announce agenda corrections, deletions and proposed additions, which may be acted on by the Zoning Administrator as provided in Sections 54954.2 of the California Government Code.

9:30 A.M. - SCHEDULED ITEMS

1. ZA 17-025 **PLN160808 - PENTECOSTAL CHURCH OF GOD OF AMERICA
CENTRAL DIST OF CAL WIRELESS COMMUNICATION FACILITY**
Request to continue a noticed public hearing to consider action on a Use Permit to allow the construction of an unmanned wireless communication facility (WCF) consisting of a 60 foot high electronic transceiver and the installation of nine antennas.
Project Location: 264 San Juan Grade Road, Salinas, Greater Salinas Area Plan
Proposed CEQA Action: Categorically Exempt per Guidelines Section 15301(e)(1)

Attachments: [Staff Report](#)
 [Exhibit A - Continuance Request \(dated May 2, 2017\)](#)

2. ZA 17-024 **PLN170058 - AT&T (CALTRANS)**
Public hearing to consider design review for minor equipment additions and upgrades, including installation of an equipment enclosure with a 6-foot high wood fence, to an existing wireless communications facility.
Project Location: State Route 1 and Riley Ranch Road, within the State Route 1 (Highway 1) right-of-way, Carmel Area Land Use Plan, Coastal Zone
Proposed CEQA Action: Categorically Exempt per Section 15301 of the CEQA Guidelines.

Attachments: [Staff Report](#)
 [Exhibit A - Discussion](#)
 [Exhibit B - Draft Resolution](#)
 [Exhibit C - Vicinity Map](#)
 [Exhibit D - Public Hearing Requests](#)

3. ZA 17-026

PLN160742 - SWC PARTNERS LLC

Public hearing to consider action amending a previously approved permit to allow an after-the-fact expansion of a basement.

Project Location: 3296 17 Mile Drive, Pebble Beach, Del Monte Forest Land Use Plan.

CEQA Action: Consider an addendum together with the previously adopted Mitigated Negative Declaration

Attachments: [Staff Report](#)
 [Exhibit A - Project Data Sheet](#)
 [Exhibit B - Draft Resolution](#)
 [Exhibit B1 - Conditions of Approval](#)
 [Exhibit B2 - Site Plan, Floor Plan and Elevations](#)
 [Exhibit C - Addendum](#)
 [Exhibit D - Mitigated Negative Declaration for PLN070024](#)
 [Exhibit E - Vicinity Map](#)

OTHER MATTERS

ADJOURNMENT