

# **Monterey County**

*Monterey County Planning Commission  
Monterey County Government Center - Board of Supervisors Chambers  
168 W. Alisal St.  
Salinas, CA 93901*



## **Meeting Agenda - Final**

**Wednesday, March 13, 2019**

**9:00 AM**

### **Monterey County Planning Commission**

*Paul Getzelman, Chair  
Amy Roberts, Vice-Chair  
Brandon Swanson, Secretary*

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

**BREAKS will be taken approximately at 10:15 a.m. and 3:00 p.m.**

**DOCUMENT DISTRIBUTION: Documents relating to agenda items that are distributed to the Planning Commission 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 – Schilling Campus, 1441 Schilling Place – South, 2nd Floor, Salinas, CA. Documents distributed by County staff at the meeting of the Planning Commission 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.**

**All documents submitted by the public on the day of the hearing should have no fewer than 16 copies.**

**The Planning Commission Clerk must receive all materials for the agenda packet by noon on the Tuesday one week prior to the Wednesday Planning Commission meeting in order for the materials to be included in the agenda packet distributed in advance to the Commission.**

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

**9:00 A.M. - CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

Ana Ambriz	Paul C. Getzelman
Richard Coffelt	Ernesto G. Gonzalez
Melissa Dufflock	Francisco Javier Mendoza
Martha Diehl	Amy Roberts
Etna Monsalve	Keith Vandever

**PUBLIC COMMENTS**

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

**COMMISSIONER COMMENTS, REQUESTS AND REFERRALS**

*This is a time set aside for the Commissioners to comment, request, or refer a matter that is on or not on the agenda.*

**9:00 A.M. – SCHEDULED MATTERS**

**1.**

**PLN180259 - DELFINO**

Public hearing to consider the Lot Line Adjustment to reconfigure parcel boundaries between two legal lots of record; Parcel 1 (Assessor's Parcel Number 187-521-016-000, 11.87 acres) and Parcel 2 (Assessor's Parcel Number 187-512-019-000, 9.38 acres), resulting in Parcel A, (10.40 acres) and Parcel B (10.85 acres), respectively.

**Project Location:** The properties are located approximately 900-feet northeast of the intersection of Carmel Valley Road and Del Fino Place at the former Carmel Valley Airport, Carmel Valley Village area (Assessor's Parcel Numbers 187-521-016-000 and 187-512-019-000), Carmel Valley Master Plan area.

**Proposed CEQA Action:** Categorical Exemption pursuant to §15305 of the CEQA Guidelines

**Attachments:**    [Staff Report](#)  
                              [Exhibit A - Draft Resolution](#)  
                              [Exhibit B - Vicinity Map](#)  
                              [Exhibit C - Aerial Photos](#)  
                              [Exhibit D - Correspondence \(2-4-19\) from Mr. Henson](#)  
                              [Exhibit E - Affidavit of Posted Notice](#)

- 2.                    PLN180281 - CVR HSGE LLC (CARMEL VALLEY RANCH)**  
Public hearing to consider after-the-fact approval of a horse stable (20-horse stalls), hay barn, and gate entryway on a land reserve within Carmel Valley Ranch.  
**Project Location:** One Old Ranch Road, Carmel Valley  
**Proposed CEQA action:** Categorically Exempt per Section 15303 of the CEQA Guidelines.

**Attachments:**    [Staff Report](#)  
                              [Exhibit A - Project Data Sheet](#)  
                              [Exhibit B - Project Discussion](#)  
                              [Exhibit C - Draft Resolution](#)  
                              [Exhibit D - Vicinity Map](#)  
                              [Exhibit E - Carmel Valley Ranch Specific Plan](#)  
                              [Exhibit F - Opponent Letter 1 - Molly Erickson](#)  
                              [Exhibit G - Opposition Letter 2 - Eric Sand](#)  
                              [Exhibit H - Opponent Letter 3 - CVA](#)  
                              [Exhibit I- Geotechnical Report](#)  
                              [Exhibit J - Vesting Tentative Map Approval PLN150751](#)  
                              [Exhibit K - Monterey County Zoning Plan](#)  
                              [Exhibit L - Vesting Tentative Map Approval PLN020280](#)

## **OTHER MATTERS**

- 3.**                    Appoint Cosme Padilla to the Castroville Land Use Advisory Committee.
- 4.**                    Appoint Maureen Lyon to the Del Monte Forest Land Use Advisory Committee.

## **DEPARTMENT REPORT**

## **ADJOURNMENT**