



# Monterey County

Agenda Item # 1

## Action Minutes

### Monterey County Zoning Administrator

*Jacqueline R. Onciano, Zoning Administrator*

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

---

Thursday, August 25, 2016

9:30 AM

---

#### **9:30 A.M. - CALL TO ORDER**

#### **ROLL CALL**

**Present:**

Jacqueline R. Onciano, Zoning Administrator

Michael Goetz, RMA – RMA-Public Works (9:31 a.m. arrival)

**Absent:**

Representative from Environmental Health Bureau

Representative from Water Resources Agency

#### **PUBLIC COMMENT**

No comments were received from the public.

#### **AGENDA ADDITIONS, DELETIONS, AND CORECTIONS**

#### **ACCEPTANCE OF MINUTES**

The Zoning Administrator accepted the August 11, 2016 minutes.

1. Acceptance of the August 11, 2016 Zoning Administrator Meeting Minutes.

**Attachments:** [Draft August 11 2016 ZA Meeting Minutes](#)

[Final August 11 2016 ZA Meeting Minutes](#)

#### **9:30 A.M. - SCHEDULED ITEMS**

2. **PLN160233 - HILL LEAH TR**

Referral to the Planning Commission of an Administrative Permit to allow transient use (short-term rental) of an existing single-family dwelling.

**Proposed CEQA Action:** The Referral is Statutorily Exempt per CEQA Guidelines Section 15270.

3097 Sloat Road, Pebble Beach, Greater Monterey Peninsula Area Plan.

**Attachments:** [Staff Report](#)

Project Planner, Mr. Joe Sidor informed the Zoning Administrator that this project has been referred to the Planning Commission Hearing on August 31,

2016 by the RMA Director.

Public Comment: None

The Zoning Administrator acknowledged the referral to the Planning Commission on August 31, 2016.

**3. PLN150354 - ANKLE CRISPER**

Staff is requesting a Continuance of Item No. 3, PLN150354, to September 29, 2016, requesting an Amendment to an approved Combined Development Permit (PLN100342) modifying the house.

**Proposed CEQA Action:** Addendum to Mitigated Negative Declaration 53150 Highway 1, Big Sur, Big Sur Coast Land Use Plan.

**Attachments:**     [Staff Report](#)

Project Planner, Ms. Liz Gonzales, recommended continuance to the September 29, 2016 Zoning Administrator hearing due to the need of an additional analysis on the project. The project representative concurred with the continuance.

Public Comment: None

The Zoning Administrator continued the hearing on the project and expects to see a staff report and will not grant another continuance.

**4. PLN160099 - DAMASCO FIDEL**

Public hearing to consider action on a Design Approval to allow a two-story, single-family dwelling with attached garage.

**CEQA Action:** Categorically exempt per Section 15302 of the CEQA Guidelines

10720 Davis Street, Castroville, North County, Castroville Community Plan

**Attachments:**     [Staff Report](#)  
                              [Exhibit A - Project Data Sheet](#)  
                              [Exhibit B - Draft Resolution](#)  
                              [Exhibit C - Vicinity Map](#)  
                              [Exhibit D - Proposed Colors and Materials](#)

Project Planner, Ms. Liz Gonzales, presented the project and recommended the Zoning Administrator find the project Categorically Exempt per CEQA section 15302 and approve the Design Approval with two condition of approval.

Public Comment: Jeff Crocket, Agent; Mr. Fidel Damasco, Owner.

The Zoning Administrator found the project Categorically Exempt per CEQA section 15302 and approved the Design Approval with two conditions of approval as recommended. The Zoning Administrator stated the project was excellently done and requested that the conditions be satisfied quickly to begin construction.

**OTHER MATTERS**

None

**ADJOURNMENT**

The meeting was adjourned by the Zoning Administrator at 9:41 a.m.

APPROVED:

\_\_\_\_\_  
JACQUELINE R. ONCIANO  
ZONING ADMINISTRATOR

ATTEST:

BY: \_\_\_\_\_  
MELISSA MCDOUGAL  
ZONING ADMINISTRATOR CLERK

APPROVED ON \_\_\_\_\_