

Exhibit C

This page intentionally left blank.

MINUTES
Carmel Valley Land Use Advisory Committee
Monday, November 6, 2023

1. Meeting called to order by Janet Brennan at 6:30 pm

2. Roll Call

Members Present:

Judy MacClelland; Charles Franklin; Janes Brennan; David Burbidge

Members Absent:

John Heyl

3. Approval of Minutes:

A. September 18, 2023 minutes

Motion: JUDY MacClelland (LUAC Member's Name)

Second: Charles Franklin (LUAC Member's Name)

Ayes: Judy MacClelland; Charles Franklin; Janes Brennan; David Burbidge

Noes: _____

Absent: John Heyl

Abstain: _____

4. **Public Comments:** The Committee will receive public comment on non-agenda items that are within the purview of the Committee at this time. The length of individual presentations may be limited by the Chair.

None

5. Scheduled Item(s)

6. Other Items:

A) Preliminary Courtesy Presentations by Applicants Regarding Potential Projects

None

B) Announcements

None

7. Meeting Adjourned: 7:50 pm

Minutes taken by: _____

Action by Land Use Advisory Committee Project Referral Sheet

Monterey County Housing & Community Development
1441 Schilling Place 2nd Floor
Salinas CA 93901
(831) 755-5025

Advisory Committee: Carmel Valley

1. **Project Name:** MA CHUN-TAO & NING ZHANG TRS
 File Number: PLN220352
 Project Location: 26132 CARMEL KNOLLS DR, CARMEL, CA 93923
Assessor's Parcel Number(s): 015-293-010-000
 Project Planner: Zoe Zepp
 Area Plan: Carmel Valley Master Plan
Project Description: An Administrative Permit to allow transient use of a residential property for remuneration (also known as a short term rental).

Was the Owner/Applicant/Representative present at meeting? YES NO X

(Please include the names of the those present)

Was a County Staff/Representative present at meeting? Fiona Jensen (Name)

PUBLIC COMMENT:

Name	Site Neighbor?		; Safety
	YES	NO	
Nora Ward	X		Safety concerns re traffic & shared drive way
Bill Mitchel	X		Not appropriate; right on corner of Knols & CV roads; No side walks; Might be ok if long term
Dale Agron	X		Traffic; Speeding; not appropriate
William Rosen	X		Too many accidents; too many cars

LUAC AREAS OF CONCERN

Concerns / Issues (e.g. site layout, neighborhood compatibility; visual impact, etc)	Policy/Ordinance Reference (If Known)	Suggested Changes - to address concerns (e.g. relocate; reduce height; move road access, etc)
Charles Franklin		Drive way easement -terms?
Janet Brennan		Safety hazard; Traffic
Judy MacClwllans		Entry from CV Road not safe

ADDITIONAL LUAC COMMENTS

Janet Brennan - can't support

RECOMMENDATION:

Motion Judy MacClelland - deny (LUAC Member's Name)

Second by: David Burbidge - deny (LUAC Member's Name)

 Support Project as proposed

 Support Project with changes

 Continue the Item

Reason for Continuance: _____

Continue to what date: _____

Ayes: Judy MacClelland; Charles Franklin; Janes Brennan; David Burbidge

Noes: _____

Absent: John Heyl

Abstain: _____

Action by Land Use Advisory Committee

Project Referral Sheet

Monterey County Housing & Community Development
 1441 Schilling Place 2nd Floor
 Salinas CA 93901
 (831) 755-5025

Advisory Committee: Carmel Valley

2. **Project Name:** ARRON RONALD D TR
 File Number: PLN230019
 Project Location: 25520 VIA MARIQUITA, CARMEL, CA 93923
Assessor's Parcel Number(s): 169-331-006-000
 Project Planner: Marlene Garcia
 Area Plan: Carmel Valley Master Plan
Wanted a continuanceProject An Administrative Permit to allow a transient use of a
 Description: residential property for renumeration (also known as Short-Term Rental).

Was the Owner/Applicant/Representative present at meeting? YES NO

(Please include the names of the those present)

Planning Dept wants a continuation until several issues are resolved

Was a County Staff/Representative present at meeting? Fiona Jensen (Name)

PUBLIC COMMENT:

Name	Site Neighbor?		Issues / Concerns (suggested changes)
	YES	NO	

LUAC AREAS OF CONCERN

Concerns / Issues (e.g. site layout, neighborhood compatibility; visual impact, etc)	Policy/Ordinance Reference (If Known)	Suggested Changes - to address concerns (e.g. relocate; reduce height; move road access, etc)

ADDITIONAL LUAC COMMENTS

RECOMMENDATION:

Motion by: Charles Franklin (LUAC Member's Name)

Second by: Judy MacClelland (LUAC Member's Name)

Support Project as proposed

Support Project with changes

Continue the Item

Reason for Continuance: Per PLANNING DEPT

Continue to what date: _____

Ayes: Judy MacClelland; Charles franklin; Janet Brennan; David Burbidge

Noes: _____

Absent: _____

Abstain: _____