



Administrative Permit

Legistar File Number: AP 26-035

April 01, 2026

Introduced: 3/27/2026

Current Status: Agenda Ready

Version: 1

Matter Type: Administrative Permit

PLN240265 - GODINEZ NATHAN ANTHONY & ALELY

Administrative hearing to allow a 2,400 square foot single family (manufactured) dwelling and 1,200 square foot detached carport with associated site improvements.

Project Location: 20B Gregory Road, Royal Oaks

Proposed CEQA action: Find the project qualifies for Class 3 Categorical Exemption pursuant to section of the 15303 CEQA Guidelines, and there are no exceptions pursuant to section 15300.2..

RECOMMENDATIONS

It is recommended that the County of Monterey Chief of Planning adopt a resolution to:

- a. Find the project qualifies for Class 3 Categorical Exemption pursuant to section 15303 of the CEQA Guidelines, and there are no exceptions pursuant to Section 15300.2; and
- b. Approve the Coastal Administrative Permit to allow a 2,400 square foot single family (manufactured) dwelling and 1,200 square foot detached carport with associated site improvements.

The attached draft resolution includes findings and evidence for consideration (**Exhibit A**). Staff recommends approval subject to 6 conditions of approval.

PROJECT INFORMATION

Agent: Jack Paquin

Property Owner: Nathan Anthony Godinez & Alely Godinez

APN: 119-171-018-000

Parcel Size: 0.503 acres (21,910 square feet)

Zoning: Medium Density Residential with a maximum gross density of 4 units per acre in the Coastal Zone or "MDR/4(CZ)"

Plan Area: North County Land Use Plan

Flagged and Staked: No

SUMMARY

Staff is recommending approval of a Coastal Administrative Permit subject to the findings and evidence in the attached Resolution (see **Exhibit A**), and subject to the conditions of approval attached to the Resolution. Please read these carefully and contact the planner if you have any questions. Unless otherwise noted in the conditions, the applicant will be required to satisfy all permit conditions prior to the issuance of a building/grading permits and/or commencement of the approved use.

On April 1, 2026, an administrative decision will be made. A public notice has been distributed for this project. The deadline for submittal of written comments in opposition to the project, its findings, or conditions, based on a substantive issue, is 5:00 p.m. on Tuesday, March 31, 2026. The permit will be administratively approved the following day if we do not receive any written comments by the deadline. You will receive a copy of your approved permit in the mail. We will notify you as soon as possible in the event that we receive correspondence in opposition to your project or if the application is referred to a public hearing.

Note: This project will be referred to the Monterey County Zoning Administrator if a public hearing is necessary. The decision on this project is appealable to the Board of Supervisors.

OTHER AGENCY INVOLVEMENT

The following agencies have reviewed the project, have comments, and/or have recommended conditions:

HCD-Engineering Services
Environmental Health Bureau
HCD-Environmental Services
North County Fire Protection District
California Coastal Commission

Prepared by: Marlene Garcia, Associate Planner, x5114
Reviewed/Approved by: Jacquelyn M. Nickerson, Principal Planner

The following attachments are on file with HCD:

Exhibit A - Draft Resolution including:

- Recommended Conditions of Approval
- Site Plans, Floor Plans & Elevations

cc: Front Counter Copy; Coastal Commission, North County Fire Protection District; HCD-Environmental Services; HCD-Engineering Services; Environmental Health Bureau; Marlene Garcia, Planner; Jacquelyn M. Nickerson, Principal Planner; Nathan Anthony Godinez & Alely Godinez, Property Owner; The Open Monterey Project; LandWatch (Executive Director); Planning File PLN240265