County of Monterey

Monterey County Zoning Administrator
Monterey County Government Center - Thyme Conference Room
1441 Schilling Place, 2nd Floor
Salinas, CA 93901

Meeting Minutes - Draft

Thursday, April 10, 2025

9:30 AM

1441 Schilling Place, Salinas, CA 93901
South Building 1st. Floor, Saffron Conference Room

Monterey County Zoning Administrator

9:30 A.M - Call to Order

Mike Novo called the meeting to order at 9:30 a.m.

ROLL CALL

Mike Novo, Zoning Administrator
Kyler Asato and Connor Cappi, Environmental Health
Bora Akkaya, Public Works
Jess Barreras, Environmental Services

PUBLIC COMMENT

None

AGENDA ADDITIONS, DELETIONS AND CORRECTIONS

Clerk Armida Estrada addressed that additional correspondence for PLN240107 did come in via e-mail as well as hard copy and was distributed to the Zoning Administrator in addition to all interested parties.

9:30 A.M. - SCHEDULED ITEMS

1. **PLN240107 - CHAMISAL FAMILY PARTNERSHIP LTD ET AL**

Public hearing to consider a Minor Amendment to a previously approved Use Permit (PC1584) that allowed the establishment of the Chamisal Tennis and Fitness Club consisting of 14 courts, a clubhouse, and a swimming pool. This Amendment would allow for the conversion of two existing tennis courts into eight pickleball courts, the addition of three new pickleball courts, and the future conversion of one existing tennis court into four pickleball courts.

Project Location: 185 Robley Rd, Salinas

Proposed CEQA action: Find that the project qualifies for a Class 1 Categorical Exemption pursuant to CEQA Guidelines section 15301, and that no exceptions pursuant to section 15300.2 apply.

Joseph Alameda, Project Planner, presented the item.

Public Comment: Luis Reyes, agent; Herman Campos; Holger Kappler; Richard Cornelson; Kim Bergam; Steve Cluse; Laura Borzini; Ariel Colby; Michael Zury. After public testimony, Luis Reyes provided responses to some of the comments.

Kyler Asato, Environmental Health, did not have further information on whether the water system has any known issues.

The Zoning Administrator continued the hearing on this item to May 29, 2025, to address information related to noise quantity and quality, parking, the design and use of the proposed courts next to the road, and to better understand whether any restrictions are needed based on the B-8 zoning

overlay district.

OTHER MATTERS

None

ADJOURNMENT

The meeting was adjourned at 10:42 a.m.