

Exhibit D

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MINUTES
Del Monte Land Use Advisory Committee
October 2, 2025

1. Meeting called to order by Lori Lietzke at 3:00 pm

2. Roll Call

Members Present:

Lori Lietzke, Maureen Lyon, Rick Verbanec, Ned Van Roekel

Members Absent:

Carol Church, Bart Bruno, Kamlesh Parikh

3. Approval of Minutes:

A. September 18, 2025 minutes

Motion: Rick Verbanec (LUAC Member's Name)

Second: Ned Van Roekel (LUAC Member's Name)

Ayes: Lori Lietzke, Maureen Lyon, Rick Verbanec, Ned Van Roekel

Noes: _____

Absent: Carol Church, Bart Bruno, Kamlesh Parikh

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: 3:12 pm

Minutes taken by: Maureen Lyon

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: Del Monte Forest

1. **Project Name:** GRECH AARON
File Number: PLN240171
Project Location: 4063 Crest Rd, Pebble Beach, CA 93953
Assessor's Parcel Number(s): 008-091-040-000
Project Planner: McKenna Bowling
Area Plan: Del Monte Forest Land Use Plan, Coastal Zone
Project Description: Combined Development Permit consisting of a: 1) Coastal Administrative Permit to allow the construction of a 2,957 square foot single family dwelling; and 2) Coastal Development Permit to allow the removal of nine Monterey Pine and one Coast Live Oak trees and 75 cubic yards of grading. The property is located at 4063 Crest Road, Pebble Beach (Assessor's Parcel Number 008-091-040-000), Del Monte Forest Land Use Plan, Coastal Zone.

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

(Please include the names of the those present)

Alan Turpin, Designer; Cheryl Burrell, PB Co.; Chris Simmons, CSD

Was a County Staff/Representative present at meeting? Jade Mason (Name)

PUBLIC COMMENT: No Comments

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

LUAC AREAS OF CONCERN - No Concerns

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: Rick Verbanec (LUAC Member's Name)

Second by: Ned Van Roekel (LUAC Member's Name)

X Support Project as proposed

 Support Project with changes

 Continue the Item

Reason for Continuance: _____

Continue to what date: _____

Ayes: Lori Lietzke, Maureen Lyon, Rick Verbanec, Ned Van Roekel

Noes: _____

Absent: Carol Church, Bart Bruno, Kamlesh Parikh

Abstain: _____