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**MINUTES**  
**Castroville Land Use Advisory Committee**  
**Monday, October 2, 2023**

1. Meeting called to order by Ron Stephani 5:33 pm

2. Roll Call

**Members Present:**

Cosme Padilla, Debbie Torres , Ron Stephani

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**Members Absent:**

Grant Leanard, Monique Rodriguez

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3. Approval of Minutes:

A. August 7, 2023 minutes

Motion: Cosme Padilla (LUAC Member's Name)

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Second: Debbie Torres (LUAC Member's Name)

Ayes: Ron Stephani, Cosme Padilla, Debbie Torres

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Noes: \_\_\_\_\_

Absent: Monique Rodriguez , Grant Leanard

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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

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5. Scheduled Item(s)

**6. Other Items:**

A) Preliminary Courtesy Presentations by Applicants Regarding Potential Projects

none

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B) Announcements

none

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7. Meeting Adjourned: 5:54 pm

Minutes taken by: Debbie Torres

# Action by Land Use Advisory Committee Project Referral Sheet

Monterey County RMA Planning  
1441 Schilling Place 2<sup>nd</sup> Floor  
Salinas CA 93901  
(831) 755-5025

Advisory Committee: Castroville

1.           **Project Name:** RIVERA JAVIER MONTEJANO  
               **File Number:** PLN190329  
**Assessor's Parcel Number:** 030-011-022-000  
**Project Location:** 12753 VIA LINDA, CASTROVILLE, CA 95012  
**Project Planner:** Fionna Jensen  
**Area Plan:** North County Area Plan  
**Project Description:** Design Approval to allow construction of two 2,575 square foot two-story single-family dwellings with attached 441 square foot attached garages and construction of a detached 1,108 square foot second story Accessory Dwelling Unit with an attached 782 square foot garage.

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

**(Please include the names of the those present)**

Javiar and Marlene Montejano  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**Was a County Staff/Representative present at meeting?** Marlene Garcia (Name)

**PUBLIC COMMENT:**

Name	Site Neighbor?		Issues / Concerns (suggested changes)
	YES	NO	
Barnaby Torres	x		wanted more information on the plans and owners easement

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**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**

Ron Stephani made a proposal to have the meetings on Tuesdays at 5:30 p.m. Cosme Padilla second the proposal

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**RECOMMENDATION:**

Motion by: Cosme Padilla (LUAC Member's Name)

Second by: Debbie Torres (LUAC Member's Name)

Support Project as proposed

Support Project with changes

Continue the Item

Reason for Continuance: \_\_\_\_\_

Continue to what date: \_\_\_\_\_

Ayes: Ron Stephani, Debbie Torres, Cosme Padilla

Noes: \_\_\_\_\_

Absent: Monique Rodriguez, Grant Leonard

Abstain: \_\_\_\_\_

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