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Planning Commission Members:

- Kumkum Gupta, 1st District
 - Frederick Hansson, 2nd District
 - Lisa Ketcham, 3rd District
 - Manuel Ramirez, Jr., 4th District
 - Carlos Serrano Quan 5th District
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MEETING NO. 1736
WEDNESDAY, JULY 12, 2023
IN-PERSON AND BY VIDEOCONFERENCE

CALL TO ORDER

The meeting was called to order at 9:00 a.m. by Chair Kumkum Gupta.

PLEDGE OF ALLEGIANCE

ROLL CALL

Present: Commissioners Frederick Hansson, Lisa Ketcham, Manuel Ramirez, Kumkum Gupta presiding.

Late: Commissioner Serrano Quan arrival at 9:02 a.m.

Absent:

Staff Present: Steve Monowitz, Director of Community Development; Tim Fox, County Counsel; Maria Gonzalez, Administrative Secretary, and Mercedes Segura, Interim Planning Commission Secretary.

PUBLIC COMMENT

None

CONSENT AGENDA

1. Consideration of the Minutes of the Planning Commission Hearings on June 21, 2023.

COMMISSION ACTION

Chair Gupta postponed the approval of the Minutes of the Planning Commission Hearing for June 21, 2023, to July 26, 2023.

END OF CONSENT AGENDA

REGULAR AGENDA

- | | |
|----------------------------|--|
| 2. Owner/Applicant: | San Mateo County Parks Department |
| File Number: | PLN 2023-00056 |
| Location: | 200 Nevada Ave, Moss Beach (Ranger Station and Parking Area) |
| Assessor's Parcel No: | 037-196-100 and 037-113-080 |

Consideration of a Coastal Development Permit, pursuant to Section 6328.4 of the County Zoning Regulations, to replace fencing on the bluffs above Seal Cove and installation of a new table and whale skeleton display encircled by split-rail fencing at the Fitzgerald Marine Reserve ranger station in the unincorporated Moss Beach area of San Mateo County. This project is appealable to the California Coastal Commission. Project Planner Luis Topete, ltopete@smcgov.org



SPEAKERS

None

COMMISSION ACTION

Motion to approve the Coastal Development Permit, County File Number PLN 2023-00056, by adopting the required findings and conditions of approval contained in Attachment A.

Motion: Hansson / Second: Ketcham

Ayes: Hansson, Ketcham, Serrano Quan, Ramirez, Gupta

Noes: None

Abstained: None

The motion carried with 5 in favor.

CORRESPONDENCE AND OTHER MATTERS

No additional correspondence was received.

CONSIDERATION OF STUDY SESSION FOR NEXT MEETING

Director Monowitz informed the Planning Commissioners of the following:

- There will be four items on agenda that will include:
 - continuation of the Bagerman project in Devonshire Canyon,
 - modification to a Design Review Permit, non-conforming Use Permit, and Grading Permit for a new single-family residence in the Emerald Lake Hills area,
 - permit for a new water tank in the Ascension Heights Subdivision site (this is a CalWater project), and
 - general plan and zoning amendments and Use Permit for 69-unit Hotel on El Camino Real in North Fair Oaks, also known as the Commons Hotel Project.

DIRECTOR'S REPORT

- Staff continues to work on responding to the State HCD comments on the County's draft Housing Element Update.
- Kicking off new Long-Range Planning projects:
 - Environmental Justice Element and Safety Element - contractor was approved at Board of Supervisors meeting,
 - Mid Coast Transportation Demand Management project - grant was approved, and
 - Princeton shoreline management plan public review draft to be released in near future.

COMMISSIONER QUESTIONS AND UPDATES

- Chair Gupta asked if budget was approved at Board of Supervisors Budget Hearings. Director Monowitz responded budget was approved with no significant change in funding levels. The department did gain a planner position.
- Commissioner Ketcham would like assistance in ACCELA to locate documents, particularly Letter of Decisions. Director Monowitz will take back to team and recommends one-on-one training.
- Commissioner Ramirez asked if there are any changes to the dates for the upcoming 2023 hearings. Director Monowitz replied does not see any changes for the remainder of this year. November hearings will be held on the 8th and 29th. The month of December will have one hearing held on the 13th. Also, calendar dates for 2024 hearings have been secured and hearings will continue the 2nd and 4th Wednesday of every month.

ADJOURNMENT

The meeting was adjourned at 9:37 a.m.

Minutes submitted by Mercedes Segura, Interim Planning Commission Secretary.