



Planning & Building Department Planning Commission

Laurie Simonson, 1st District
Frederick Hansson, 2nd District
Zoe Kersteen-Tucker, 3rd District
Manuel Ramirez, Jr., 4th District
Steve Dworetzky, 5th District

County Office Building
455 County Center
Redwood City, California 94063
650/363-1859

Notice of Public Hearing

SAN MATEO COUNTY PLANNING COMMISSION MEETING NO. 1577

Wednesday, April 23, 2014
10:00 a.m.

Board of Supervisors Chambers
400 County Center, Redwood City

**NOTE CHANGE IN
MEETING TIME**

Planning Commission meetings are accessible to people with disabilities. Individuals who need special assistance or a disability-related modification or accommodation (including auxiliary aids or services) to participate in this meeting; or who have a disability and wish to request an alternative format for the agenda, meeting notice, agenda packet or other writings that may be distributed at the meeting, should contact the Planning Commission Secretary at least five (5) working days before the meeting at the contact information provided below. Notification in advance of the meeting will enable the Secretary to make reasonable arrangements to ensure accessibility to this meeting and the materials related to it.

SPEAKING AT THE PUBLIC HEARING:

All parties wishing to speak will have an opportunity to do so after filling out a speaker's slip and depositing it in the speaker's slip box. The Commission has established time limits for speakers, allowing 15 minutes for the applicant and appellant, if any, and 5 minutes for all others. These time limits may be modified by the Commission's Chairperson in order to accommodate all speakers.

CORRESPONDENCE TO THE COMMISSION:

Planning Commission
455 County Center, 2nd Floor
Redwood City, CA 94063
Email: planning-commission@smcgov.org

Heather Hardy
Planning Commission Secretary
Phone: 650/363-1859
Facsimile: 650/363-4849
Email: hhardy@smcgov.org

MATERIALS PRESENTED FOR THE HEARING:

Applicants and members of the public are encouraged to submit materials to the Planning Commission or staff at least five (5) days in advance of a hearing. All materials (including but not limited to models and pictures) presented by any person speaking on any item on the agenda are considered part of the administrative record for that item, and must be retained by the Commission Secretary until such time as all administrative appeals are exhausted and the time for legal challenge to a decision on the item has passed. If you wish to retain the original of an item, a legible copy must be left with the Commission Secretary. The original or a computer-generated copy of a photograph must be submitted. Fifteen (15) copies of written material should be provided so that each Commission member, staff and other interested parties will have copies to review.

DECISIONS AND APPEALS PROCESS:

Decisions made by the Planning Commission are appealable to the Board of Supervisors. The appeal fee is \$639.83 which covers additional public noticing. Appeals must be filed no later than ten (10) business days following the hearing at the San Mateo County Planning Counter located at 455 County Center, 2nd Floor, Redwood City.

AGENDAS AND STAFF REPORTS ONLINE:

To view the agenda or to subscribe to the Planning Commission agenda mailing list, please visit our website at <http://planning.smcgov.org/planning-commission>. The staff report and maps will be available on our website one week prior to meeting.

NEXT MEETING:

The next Planning Commission meeting will be on May 14, 2014.

AGENDA

Pledge of Allegiance

Roll Call: Commissioners: Dworetzky, Hansson, Kersteen-Tucker, Ramirez, Simonson
 Staff: Eggemeyer, Fox, Shu

Oral Communications to allow the public to address the Commission on any matter not on the agenda. If your subject is not on the agenda, the Chair will recognize you at this time. **Speakers are customarily limited to 5 minutes.** A speaker's slip is required.

Consideration of the Minutes of the Planning Commission meeting of April 9, 2014.

CONSENT AGENDA

10:00 a.m.

Consent items are considered and voted on by the Planning Commission at the beginning of the regular session. If a member of the Commission wishes specifically to hear a consent item, or a member of the public wishes to speak on a consent item, the Commission will remove the item to the Regular Agenda for hearing. If you wish to address the Commission on a consent item, please be sure to submit a speaker's slip to the Commission Secretary before the meeting begins. Otherwise, the action of the Commission will be to approve consent items as a group in accordance with the staff recommendation on each item.

1. **Owner:** County of San Mateo
Applicant: San Mateo County Department of Public Works
 File No.: PLN2014-00080
 Location: Adjacent to 1300 Lobitos Creek Cut-Off Road, San Gregorio
 Assessor's Parcel No.: Public R-O-W adjacent to 066-320-040

Consideration of a Coastal Development Permit, pursuant to Section 6328.4 of the County Zoning Regulations, for the repair of a damaged road and stabilization of the adjacent hillside within the road right-of-way, adjacent to 1300 Lobitos Creek Cut-Off, in the unincorporated San Gregorio area of San Mateo County. This project is appealable to the California Coastal Commission. Application filed March 12, 2014. Please direct any questions to Senior Planner Mike Schaller at 650-363-1849 or mschaller@smcgov.org.

END OF THE CONSENT AGENDA

REGULAR AGENDA

10:00 a.m.

- 2. **Owner:** County of San Mateo
Applicant: San Mateo County Department of Public Works
File No.: PLN2014-00068
Locations: Public R-O-W on San Ramon Avenue, Del Mar Avenue, Madrone Avenue, and Carlos Street, Moss Beach and Seal Cove

Consideration of a Coastal Development Permit, pursuant to Section 6328.4 of the County Zoning Regulations, and a Mitigated Negative Declaration, pursuant to the California Environmental Quality Act, for the San Mateo County Department of Public Works' Moss Beach/Seal Cove Area Roads Improvement Project, which includes improvements to approximately 1,500 linear ft. of existing dirt roads within the County's right-of-way and approximately 0.3 acres of bio-retention facilities and pervious paving for runoff pollution treatment. This project is appealable to the California Coastal Commission. Application filed February 25, 2014. Please direct any questions to Project Planner Steven Rosen at 650-363-1814 or srosen@smcgov.org.

- 3. **Correspondence and Other Matters**
- 4. **Consideration of Study Session for Next Meeting**
- 5. **Director's Report**
- 6. **Resolution Commending Gail Slocum, Former Planning Commissioner**
- 7. **Adjournment**

Upon adjournment, the Commission will attend a luncheon honoring former Planning Commissioner Gail Slocum at Mandaloun Restaurant, 2021 Broadway Street, Redwood City, CA 94063. The public is invited to attend; please contact Heather Hardy no later than April 18, 2014 at hhardy@smcgov.org to RSVP and make arrangements for payment.

Agenda items published in the San Mateo County Times on April 12, 2014 and in the Half Moon Bay Review on April 16, 2014.