

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

---

**Application Title:** KRECHUNIAK AISHA & NOORZOY HAMID

**File No:** [PLN160270](#)

**Decision Date:** 02/23/2017

**Entitlement:** Use Permit

**Location:** 2889 17 MILE DR, PEBBLE BEACH, CA 93953

**Parcel No:** 007-201-009-000

**Planning Area:** Greater Monterey Peninsula

**Current Status:** Condition Compliance

**Description**

Use Permit to allow the removal of four Monterey Pine and three Oak trees; and Design Approval to allow the construction of a 2,781 square foot two-story single family dwelling with an attached 500 square foot two -car garage and grading (approximately 1,084 cubic yards of cut/74 cubic yards of fill). The property is located at 2889 17 Mile Drive, Pebble Beach (Assessor's Parcel Number 007-201-009-000), Greater Monterey Peninsula Area Plan.

---

**Application Title:** COUNTY OF MONTEREY PUBLIC WORKS DEPT (HWY 1 CLIMBING LANE)

**File No:** [PLN110289](#)

**Decision Date:** 02/23/2017

**Entitlement:** Combined Development Permit

**Location:** 9999 PLACEHOLDER ADDRESS, MONTEREY, CA 9394

**Parcel No:** 000-000-000-000

**Planning Area:** Carmel LUP

**Current Status:** Condition Compliance

**Description**

Combined Development Permit consisting of: 1) a Coastal Development Permit for the construction of a climbing lane on northbound State Route 1 from Carmel River Bridge to through the Carmel Valley Road intersection to connect with the existing climbing lane on northbound State Route 1 north of Carmel Valley Road; upgrading of the wooden signal poles at the intersection of State Route 1 and Carmel Valley Road; and grading of approximately 16,670 cubic yards of cut and 5,750 cubic yards of fill; and 2) a Coastal Development Permit for the removal of 31 trees greater than 6 inches in diameter (which includes one double-trunked Coast Live Oak, Arroyo Willows and Black Cottonwoods). The proposed improvement is within existing Caltrans right-of-way along State Route 1 from Carmel River Bridge through the Carmel Valley Road intersection; Carmel, Greater Monterey Peninsula Area Plan, Coastal Zone.

---

March/2017

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

**Application Title:** VAN STIRUM CARLA TR AND BRANT GARY M

**File No:** [PLN160430](#)

**Decision Date:** 04/19/2017

**Entitlement:** Lot Line Adjustment

**Location:** 8720 RIVER MEADOW RD, CARMEL, CA 93923

**Parcel No:** 416-024-028-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Condition Compliance

### Description

Lot Line Adjustment between two legal lots of record consisting of one (1) 418.52-acre parcel (Assessor's Parcel Numbers 416-028-025-000 and 416-028-027-000; owned by Brant) and one (1) .480-acre parcel (Assessor's Parcel Number 416-024-028-000; owned by Van Stirum) resulting in two lots of record: Parcel A (1.04 acres- Van Stirum) and Parcel B (417.96 acres- Brant). The properties are located at 28100 Robinson Canyon Road and 8720 River Meadow Road, Carmel (Assessor's Parcel Numbers 416-024-028-000; 416-028-025-000; and 416-028-027-000), Carmel Valley Master Plan.

---

**Application Title:** HARBAUGH DARLA L TR

**File No:** [PLN140920](#)

**Decision Date:** 04/19/2017

**Entitlement:** Combined Development Permit

**Location:** 164 SPINDRIFT RD A, CARMEL, CA 93923

**Parcel No:** 241-311-003-000

**Planning Area:** Carmel LUP

**Current Status:** Condition Compliance

### Description

Coastal Administrative Permit and Design Approval to allow a major remodel of an existing 2,236 square foot single family dwelling with a 1,298 square foot addition, new septic system, retaining walls, and approximately 188 cubic yards cut/9 cubic yards fill) ; a Coastal Administrative Permit to allow development within 750 feet of a known archaeological resource. The property is located at 164-A Spindrift Road, Carmel (Assessor's Parcel Number 241-311-003-000), Carmel Area Land Use Plan, Coastal Zone.

---

**Application Title:** AMARAL RANCHES ET AL & MORISOLI PARTNERSHIP & LITTLE BEAR WATER COMPANY

**File No:** [PLN170123](#)

**Decision Date:** 04/26/2017

**Entitlement:** Permit Extension

**Location:** 50730 PINE CYN RD, KING CITY, CA 93930

**Parcel No:** 221-122-021-000

**Planning Area:** Central Salinas Valley

**Current Status:** Condition Compliance

### Description

Extension request for 1 year to a previously approved Combined Development Permit (PLN020016). The new expiration date will be February 14, 2018. Entitlements to be extended are: 1) Vesting Tentative Map for the subdivision of 402 acres into 319 residential lots including 48 lots for development of inclusionary housing units, and 9 open space areas containing approximately 225 acres and including 5.5 acres of improved parkland. The properties are located at and near 50730 Pine Canyon Road, King City (Assessor's Parcel Numbers 221-122-025-000, 221-155-013-000, 221-161-017-000, 420-063-044-000, 420-063-045-000, 420-063-046-000, 420-063-054-000 and 420-063-055-000 [and 221-122-021-000 which is now 221-122-037-000 & 221-122-038-000]), Central Salinas Valley Area Plan.

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

June/2017

**Application Title:** POTTER PROPERTIES LLC

**File No:** [PLN170130](#)

**Decision Date:** 06/07/2017

**Entitlement:** Coastal Administrative Permit

**Location:** 24676 GUADALUPE ST, CARMEL, CA 93923

**Parcel No:** 009-082-006-000

**Planning Area:** Carmel LUP

**Current Status:** Condition Compliance

### Description

Coastal Administrative Permit and Design Approval to allow the demolition of more than 50% of the exterior walls of an existing 1,532 square foot dwelling and construction of a new 1,634-square foot single family dwelling with attached one-car garage in its place; and Coastal Administrative Permit to allow parking within the front setback to count towards the required number of parking spaces (2). The property is located at 24676 Guadalupe Street, Carmel (Assessor's Parcel Number 009-082-006-000), Carmel Area Land Use Plan, Coastal Zone.

**Application Title:** SMYTHE JUDY & SCOT

**File No:** [PLN170064](#)

**Decision Date:** 06/14/2017

**Entitlement:** Combined Development Permit

**Location:** 8 GOODRICH TRAIL, CARMEL, CA 93923

**Parcel No:** 239-102-021-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Condition Compliance

### Description

Combined Development Permit consisting of: 1) an Administrative Permit and Design Approval to allow the construction of a 4,975 square foot two-story single family dwelling with a 1,067 square foot attached garage, a detached 545 square foot guesthouse with an attached shed and handicap access and approximately 1036 cubic yards of grading (700 cubic yards of cut and 336 cubic yards of fill), and 2) a Use Permit to allow the removal of 26 protected Oak trees. The property is located at 8 Goodrich Trail, Carmel (Assessor's Parcel Number 239-102-021-000), Carmel Valley Master Plan.

**Application Title:** CATLIN RICHARD M JR (BIG SUR CANNABOTANICALS)

**File No:** [PLN160803](#)

**Decision Date:** 06/14/2017

**Entitlement:** Use Permit

**Location:** 26352 CARMEL RANCHO LN, CARMEL, CA 93923

**Parcel No:** 015-012-055-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Condition Compliance

### Description

Use Permit to allow a medical cannabis dispensary use. The property is located at 26352 Carmel Rancho Lane Suite 100, Carmel (Assessor's Parcel Number 015-012-055-000), Carmel Valley Master Plan in the Carmel Rancho Shopping Center.

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

---

**Application Title:** MCANDREWS BRIAN P & ELISE M HOLSCHUH TRS

**File No:** [PLN160790](#)

**Decision Date:** 06/21/2017

**Entitlement:** Administrative Permit-CMB

**Location:** 5 GOODRICH TRAIL, CARMEL, CA 93923

**Parcel No:** 239-102-018-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Condition Compliance

**Description**

Administrative Permit and Design Approval to allow construction for a 3,803 square foot single family dwelling, 598 square foot guesthouse, a detached 1,050 square foot garage, 2,185 square foot covered porches, hardscapes, architectural site walls, retaining walls, driveway, sunken spa court, spa and removal of 1 coast live oak tree (9.2" diameter). The property is located at 5 Goodrich Trail, Carmel (Assessor's Parcel Number 239-102-018-000), Carmel Valley Master Plan.

---

**Application Title:** PACANSKY THOMAS J & BEVERLY J

**File No:** [PLN160786](#)

**Decision Date:** 06/21/2017

**Entitlement:** Coastal Administrative Permit

**Location:** 4028 RONDA RD, PEBBLE BEACH, CA 93953

**Parcel No:** 008-191-015-000

**Planning Area:** Del Monte Forest LUP

**Current Status:** Cleared

**Description**

Coastal Administrative Permit and Design Approval to allow a 536 square foot addition to an existing single family dwelling. The property is located at 4028 Ronda Road, Pebble Beach (Assessor's Parcel Number 008-191-015-000), Del Monte Forest Land Use Plan, Coastal Zone.

---

**Application Title:** LEA JEFFREY J & LEA JEAN S TRS

**File No:** [PLN160730](#)

**Decision Date:** 06/21/2017

**Entitlement:** Administrative Permit

**Location:** 24825 VIA MALPASO, CARMEL, CA 0

**Parcel No:** 259-092-003-000

**Planning Area:** Greater Monterey Peninsula

**Current Status:** Condition Compliance

**Description**

Administrative Permit and Design Approval to allow construction of a 4,543 square foot single family dwelling with a 987 square foot attached garage, fire pit, bocce court, a 417 linear foot retaining wall and a ground mounted solar photovoltaic system (288 modules); and an Administrative Tree Removal Permit to allow the removal of two Oak trees. The property is located at 24825 Via MalPaso, Carmel (Assessor's Parcel Number 259-092-003-000), Greater Monterey Peninsula Area Plan.

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

**Application Title:** PENTECOSTAL CHURCH OF GOD OF AMERICA CENTRAL DIST OF CAL

**File No:** [PLN160808](#)

**Description**

Use Permit and Design Approval to allow the construction of an unmanned wireless communication facility consisting of a 57 foot high electronic transceiver and installation of eight antennae and sixteen radio remote units. The property is located at 264 San Juan Grade Road, Salinas (Assessor's Parcel Number 211-162-021-000), Greater Salinas Area Plan.

**Decision Date:** 06/29/2017

**Entitlement:** Use Permit

**Location:** 264 SAN JUAN GRADE RD, SALINAS, CA 93906

**Parcel No:** 211-162-021-000

**Planning Area:** Greater Salinas

**Current Status:** Condition Compliance

---

**Application Title:** PORTER FAMILY PARTNERSHIP ET AL

**File No:** [PLN160483](#)

**Description**

Design Approval for a mini-storage facility in an existing retail space at the Mid-Valley Shopping Center. The property is located at 9550 Carmel Valley Road, Building 2, Carmel (Assessor's Parcel Number 169-234-007-000), Carmel Valley Master Plan.

**Decision Date:** 06/29/2017

**Entitlement:** Minor and Trivial Amendment

**Location:** 9550 CARMEL VALLEY RD, CARMEL, CA 93923

**Parcel No:** 169-234-007-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Condition Compliance

---

**Application Title:** WULF JOHN R & KAREN A

**File No:** [PLN170341](#)

**Description**

Coastal Administrative Permit and Design Approval to allow additions to an existing single family dwelling including 277 square feet on the first floor, a new 429 square foot second story with 190 square foot deck off the second floor addition; and a Coastal Development Permit to allow development within 750 feet of a known archaeological resource. The property is located at 2744 Pradera Road, Carmel (Assessor's Parcel Number 243-034-010-000), Carmel Land Use Plan, Coastal Zone.

**Decision Date:** 06/29/2017

**Entitlement:** Coastal Administrative Permit

**Location:** 2744 PRADERA RD, CARMEL, CA 93923

**Parcel No:** 243-034-010-000

**Planning Area:** Carmel LUP

**Current Status:** Condition Compliance

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

July/2017

**Application Title:** JESKA IONA F TR

**File No:** [PLN170090](#)

**Decision Date:** 07/05/2017

**Entitlement:** Permit Amendment

**Location:** 36 CRAZY HORSE CYN RD, SALINAS, CA 93907

**Parcel No:** 125-243-067-000

**Planning Area:** North County

**Current Status:** Condition Compliance

### Description

Minor Amendment to a previously approved Use Permit for a wireless facility (PLN000387) to increase the height of the pole from 20 feet to 28 feet; the installation of 7 remote radio units on a new ground mounted unistruct rack and 4 new panel antennas. The property is located at 36 Crazy Horse Canyon Road, Salinas (Assessor's Parcel Number 125-243-067-000), North County Area Plan.

**Application Title:** NICOLA ANTHONY

**File No:** [PLN160765](#)

**Decision Date:** 07/05/2017

**Entitlement:** Administrative Permit

**Location:** 190 CALLE DE LOS AGRINEMSOR, CARMEL VALLEY

**Parcel No:** 189-401-007-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Condition Compliance

### Description

Administrative Permit and Design Approval to allow the construction of a 1,720 square foot single family dwelling with a 1,104 square foot attached garage, 484 square feet of decking, site retaining walls, installation of an onsite septic facility, and associated grading (121 cubic yards of cut and 95 cubic yards of fill) and an Administrative Tree Removal Permit to allow removal of one 15-inch and one 13-inch Oak tree. The property is located at 190 Calle De Los Agrinemsors, Carmel Valley (Assessor's Parcel Number 189-401-007-000), Carmel Valley Master Plan.  
11/3/17: Revision: Add extra 8' Linear feet to approved retaining wall.

**Application Title:** OCONNOR PATRICK C & BONNIE J

**File No:** [PLN160609](#)

**Decision Date:** 07/05/2017

**Entitlement:** Combined Development Permit

**Location:** 3195 DEL CIERVO RD, PEBBLE BEACH, CA 93953

**Parcel No:** 008-371-026-000

**Planning Area:** Del Monte Forest LUP

**Current Status:** Condition Compliance

### Description

Coastal Administrative Permit and Design Approval to allow construction of a 1,125 square foot two-story addition to a single-family dwelling, and a Coastal Administrative Permit to allow development within 750 feet of a known archaeological resource. The property is located at 3195 Del Ciervo Road, Pebble Beach (Assessor's Parcel Number 008-371-026-000), Del Monte Forest Land Use Plan, Coastal Zone.

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

---

**Application Title:** COLBURN LORRAINE ET AL & MONTEREY CO SWISS RIFLE CLUB

**File No:** [PLN160722](#)

**Description**

Lot Line Adjustment between three legal lots of record consisting of one (1) 153-acre parcel (Parcel 1, Assessor's Parcel Number 416-501-012-000, under Williamson Act Land Conservation Agreement No. 68-064), one (1) 44.6-acre parcel (Parcel 2, Assessor's Parcel Number 416-501-010-000, under Williamson Act Land Conservation Agreement No. 68-064), and one (1) 6.3-acre parcel (Parcel 3, Assessor's Parcel Number 416-501-032-000); resulting in one (1) 141-acre parcel (Parcel A), one (1) 40-acre parcel (Parcel B), and one (1) 22.9-acre parcel (Parcel C), respectively. The properties are located on the west side of Gloria Road approximately 5 miles northeast of the intersection of Tavernetti and Gloria Roads, Gonzales, Central Salinas Valley Area Plan.

**Decision Date:** 07/18/2017

**Entitlement:** Lot Line Adjustment

**Location:** 9999 TO BE ASSIGNED, TO BE ASSIGNED, CA 99999

**Parcel No:** 416-501-010-000

**Planning Area:** Central Salinas Valley

**Current Status:** Condition Compliance

---

**Application Title:** AVILA MARGARET & AVILA MARJARET J TR

**File No:** [PLN160805](#)

**Description**

Administrative Permit for the replacement of an existing mobile home functioning as a second unit with a new manufactured home (accessory to the agricultural use of the property). The property is located off of Alvarado Road, San Ardo, (Assessor's Parcel Number 423-081-038-000), on the west side of Highway 101, South County Area Plan.

**Decision Date:** 07/19/2017

**Entitlement:** Administrative Permit

**Location:** 9999 TO BE ASSIGNED, TO BE ASSIGNED, CA 99999

**Parcel No:** 423-081-038-000

**Planning Area:** South County

**Current Status:** Condition Compliance

---

**Application Title:** SWEENEY MICHAEL & ELIZABETH

**File No:** [PLN160778](#)

**Description**

Administrative Permit and Design Approval to allow the construction of a 3,201 square foot one-story single family dwelling, a 1,550 square foot detached garage, a 600 square foot detached guesthouse, retaining walls and 1,498 square foot covered porch area; and an Administrative Permit to allow grading of 1,100 cubic yards of cut and 425 cubic yards of fill. No tree removal proposed. The property is located at 12 Potrero Trail, Carmel (Assessor's Parcel Number 239-111-001-000), Greater Monterey Peninsula Area Plan and Carmel Valley Master Plan.

**Decision Date:** 07/19/2017

**Entitlement:** Administrative Permit

**Location:** 12 POTRERO TRL, CARMEL, CA 93923

**Parcel No:** 239-111-001-000

**Planning Area:** Greater Monterey Peninsula|Carmel Valley Master Plan

**Current Status:** Condition Compliance

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

**Application Title:** HILLTOP RANCH & VINEYARD LLC ET AL (CIMA COLINA WINERY)

**File No:** [PLN170488](#)

**Description**

Appeal to Administrative Interpretation of the Zoning Ordinance. The property is located at 62 East Carmel Valley Road including Units A & B, Carmel Valley (Assessor's Parcel Numbers 197-011-012-000, 197-011-013-000, 197-011-014-000 & 197-011-015-000), Carmel Valley Master Plan.

**Decision Date:** 07/26/2017

**Entitlement:** Appeal of Administrative Interpretation

**Location:** 62 E CARMEL VALLEY RD A, CARMEL VALLEY, CA 93925

**Parcel No:** 197-011-012-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Set for Hearing

---

**Application Title:** POSTHUMA RICHARD & JOAN F TRS

**File No:** [PLN170256](#)

**Description**

Coastal Development Permit and Design Approval for interior remodeling, new interior stairway, relocating existing bedroom/bath to lower level, new windows and doors, installation of a 36 linear foot fence, removal and re-location of retaining walls, removal of patios, and approximately 40 cubic yards of grading removal, on a site within the boundary of a recorded archaeological site. The property is located at 26348 Rio Avenue, Carmel (Assessor's Parcel Number 009-462-003-000), Carmel Area Land Use Plan, Coastal Zone.

**Decision Date:** 07/26/2017

**Entitlement:** Coastal Development Permit

**Location:** 26348 RIO AVE, CARMEL, CA 93923

**Parcel No:** 009-462-003-000

**Planning Area:** Carmel LUP

**Current Status:** Condition Compliance

---

**Application Title:** HILLTOP RANCH & VINEYARD LLC ET AL (CIMA COLINA WINERY)

**File No:** [PLN170489](#)

**Description**

Appeal to Administrative Interpretation of the Zoning Ordinance. The property is located at 62 East Carmel Valley Road including Units A & B, Carmel Valley (Assessor's Parcel Numbers 197-011-012-000, 197-011-013-000, 197-011-014-000 & 197-011-015-000), Carmel Valley Master Plan.

**Decision Date:** 07/26/2017

**Entitlement:** Appeal of Administrative Interpretation

**Location:** 62 E CARMEL VALLEY RD, CARMEL VALLEY, CA 93925

**Parcel No:** 197-011-012-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Set for Hearing



# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

---

**Application Title:** EL WHY SQUARE LLC

**File No:** [PLN160117](#)

**Decision Date:** 08/09/2017

**Entitlement:** Combined Development Permit

**Location:** 3168 17 MILE DR, PEBBLE BEACH, CA 93953

**Parcel No:** 008-491-021-000

**Planning Area:** Del Monte Forest LUP

**Current Status:** Pending Approved

**Description**

Combined Development Permit consisting of: a Coastal Administrative Permit and Design Approval to allow the demolition of an existing 6,871 square foot single family dwelling with a 1,550 square foot attached garage and construction of a 13,130 square foot single family dwelling with a 754 square foot attached garage; 2) Coastal Development Permit to allow development within an environmentally sensitive habitat area; and 3) Coastal Development Permit to allow development within 750 feet of a known archaeological resource. The property is located at 3168 17 Mile Drive, Pebble Beach (Assessor's Parcel Number 008-491-021-000), Del Monte Forest Land Use Plan, Coastal Zone.

---

**Application Title:** FIRST BAPTIST CHURCH

**File No:** [PLN140863](#)

**Decision Date:** 08/09/2017

**Entitlement:** Use Permit

**Location:** 19345 CACHAGUA RD, CARMEL VALLEY, CA 93924

**Parcel No:** 418-441-006-000

**Planning Area:** Cachagua

**Current Status:** Condition Compliance

**Description**

Use Permit to allow the conversion of a single family dwelling into a church within the Resource Conservation zoning district. The project includes approximately 1,575 square feet of additions. The property is located at 19345 Cachagua Road, Carmel Valley (Assessor's Parcel Number 418-441-006-000), Cachagua Area Plan.

---

**Application Title:** DRISCOLL STRAWBERRY ASSOCIATES INC

**File No:** [PLN160258](#)

**Decision Date:** 08/10/2017

**Entitlement:** Combined Development Permit

**Location:** 1790 SAN JUAN RD, AROMAS, CA 95004

**Parcel No:** 267-043-017-000

**Planning Area:** North County

**Current Status:** Condition Compliance

**Description**

Combined Development Permit consisting of: 1) Use Permit for 22,052 square foot agricultural support facility (offices, fruit lab, cold box, storage and ancillary space); and 2) Use Permit for 151,238 square feet of non-soil dependent breeding greenhouses and screen houses upon completion of two-stage build-out. The property is located at 1790 San Juan Road, Aromas (Assessor's Parcel Number 267-043-017-000), North County Area Plan.

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

**Application Title:** WALSH GEOFFREY P & SUSAN ST SURE

**File No:** [PLN170042](#)

**Decision Date:** 08/31/2017

**Entitlement:** Administrative Permit

**Location:** 4 VUELO DE LAS PALOMAS, CARMEL, CA 93923

**Parcel No:** 239-041-014-000

**Planning Area:** Greater Monterey Peninsula

**Current Status:** Condition Compliance

### Description

Combined Development Permit consisting of: 1) an Administrative Permit and Design Approval to allow construction of a 4,000 square foot one-story single family dwelling with a 700 square foot attached garage, a 600 square foot detached guest house, and a pool with a 170 square foot pool house; 2) Administrative Permit and Design Approval to allow construction of a 1,000 square foot accessory dwelling unit; and 3) an Administrative Tree Removal permit to allow the removal of two oak trees. The project includes grading of approximately 1,350 cubic yards of cut and 80 cubic yards of fill. The property is located at 4 Vuelo De Las Palomas, Carmel (Assessor's Parcel Number 239-041-014-000), Greater Monterey Peninsula Area Plan.

## September/2017

**Application Title:** QUIRING GREG A & VALERIE A

**File No:** [PLN170401](#)

**Decision Date:** 09/06/2017

**Entitlement:** Administrative Permit

**Location:** 3 GOODRICH TRAIL, CARMEL, CA 93923

**Parcel No:** 239-102-017-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Condition Compliance

### Description

Administrative Permit and Design Approval to allow the construction of a new 5,206 square foot one-story single family dwelling with a 936 square foot attached garage, and Administrative Permit and Design Approval to allow an 800 square foot accessory unit with a 319 square foot attached garage, a 776 square foot covered breezeway/terraces and a tree removal permit for the removal of 2 Oak trees. Grading of approximately 120 cubic yards of cut and 100 cubic yards of fill. The property is located at 3 Goodrich Trail, Carmel (Assessor's Parcel Number 239-102-017-000), Carmel Valley Master Plan.

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

**Application Title:** HUGO H & LINDA TRS

**File No:** [PLN120587](#)

**Decision Date:** 09/27/2017

**Entitlement:** Administrative Permit

**Location:** 583 VIEJO RD, CARMEL, CA 93923

**Parcel No:** 103-031-004-000

**Planning Area:** Greater Monterey Peninsula

**Current Status:** Pending Denied

**Description**

Referral from the June 8, 2017 Zoning Administrator Hearing, an Administrative Permit allowing the Transient Use of Residential Property for Remuneration of an existing 8 bedroom/8 bathroom two-story single family dwelling. The property is located at 583 Viejo Road, Carmel (Assessor's Parcel Number 103-031-004-000), Greater Monterey Peninsula Area Plan.

---

**Application Title:** GATLEY CHRISTOPHER J & CATHARINE M TRS

**File No:** [PLN160727](#)

**Decision Date:** 09/28/2017

**Entitlement:** Combined Development Permit

**Location:** 6155 BROOKDALE DR, CARMEL, CA 93923

**Parcel No:** 015-191-006-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Condition Compliance

**Description**

Combined Development Permit consisting of: 1) Administrative Permit and Design Approval to allow the construction of a 3,643 square foot one-story single family dwelling with a 734 square foot attached garage, a 600 square foot detached guesthouse with a 232 square foot attached carport, demolition of a 220 square foot barn, and grading of approximately 660 cubic yards of fill; and 2) Use Permit for development within the Carmel Valley floodplain. The property is located at 6155 Brookdale Drive, Carmel (Assessor's Parcel Number 015-191-006-000), Carmel Valley Master Plan.

---

October/2017

---

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

**Application Title:** SKINNER ROBERT J JR & STEFANIE A

**File No:** [PLN160821](#)

**Decision Date:** 10/04/2017

**Entitlement:** Coastal Administrative Permit

**Location:** 1151 SOMBRIA LN, PEBBLE BEACH, CA 93953

**Parcel No:** 008-281-020-000

**Planning Area:** Del Monte Forest LUP

**Current Status:** Condition Compliance

### Description

Coastal Administrative Permit and Design Approval to allow a remodel and addition to an existing single family dwelling including demolition of more than 50% of the exterior walls resulting in a new 15,319 square foot single family dwelling; A Coastal Administrative Permit to allow the demolition of an existing 880 square foot accessory dwelling unit and construction of a 1,200 square foot accessory dwelling unit in the same place; and Coastal Administrative Permit to allow development within 750 feet of known Archaeological Resources. The property is located at 1151 Sombria Lane, Pebble Beach (Assessor's Parcel Number 008-281-020-000), Del Monte Forest Land Use Plan, Coastal Zone.

---

**Application Title:** TOTTINO LES & MICHELE PECCI TRS (BIOPHARMACEUTICAL RESEARCH COMPANY)

**File No:** [PLN170173](#)

**Decision Date:** 10/11/2017

**Entitlement:** Use Permit

**Location:** 11045 COMMERCIAL PKWY, CASTROVILLE, CA 95012

**Parcel No:** 133-492-010-000

**Planning Area:** North County

**Current Status:** Condition Compliance

### Description

Use Permit and Design Approval to establish a federally licensed indoor cannabis cultivation (Type 2A - Small Cultivation) and manufacturing facility (Type 6 - Non-Volatile Manufacturing) operations within an existing industrial building. The property is located at 11045 Commercial Parkway, Castroville (Assessor's Parcel Number 133-492-010-000), Castroville Community Plan, North County Area Plan.

---

**Application Title:** WALDROUP MAY S ET AL

**File No:** [PLN170160](#)

**Decision Date:** 10/11/2017

**Entitlement:** Use Permit

**Location:** 32 MIRAMONTE RD, CARMEL VALLEY, CA 93924

**Parcel No:** 187-081-001-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Condition Compliance

### Description

Use Permit and Restoration Plan to correct Code Enforcement case (15CE00085) consisting of the unpermitted removal of 7 White Oak trees. The property is located at 32 Miramonte Road, Carmel Valley (Assessor's Parcel Number 187-081-001-000), Carmel Valley Master Plan.

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

November/2017

**Application Title:** RECTOR WARDENS & VESTRYMEN OF ALL SAINTS PARISH IN CARMEL BY THE SEA

**File No:** [PLN170469](#)

**Description**

Administrative Permit and Design Approval to allow a new 1,760 square foot Early Childhood Education Center building at an existing school. The property is located at 8060 Carmel Valley Road, Carmel (Assessor's Parcel Number 169-181-057-000), Carmel Valley Master Plan.

**Decision Date:** 11/09/2017

**Entitlement:** Administrative Permit

**Location:** 8060 CARMEL VALLEY RD, CARMEL, CA 93923

**Parcel No:** 169-181-057-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Pending Approved

**Application Title:** MAZERIK JAMES & BETH

**File No:** [PLN170532](#)

**Description**

Use Permit and Design Approval to allow the operational expansion of an existing small residential care facility for elderly residents for up to six residents to a large residential care facility for up to 12 residents in an existing one-story single-family residence. Minor exterior modifications include the construction of accessible ramps and deck extension. Interior modifications proposed are conversion of existing recreation room into bedrooms five and six and widening of interior hallway to meet ADA requirements. The property is located at 15961 Toro Hills Avenue, Salinas (Assessor's Parcel Number 161-041-031-000), Toro Area Plan.

**Decision Date:** 11/09/2017

**Entitlement:** Combined Development Permit

**Location:** 15961 TORO HILLS AVE, SALINAS, CA 93908

**Parcel No:** 161-041-031-000

**Planning Area:** Toro

**Current Status:** Condition Compliance

**Application Title:** COUNTY OF MONTEREY RMA PUBLIC WORKS (VARIOUS PRIVATE OWNERS)

**File No:** [PLN170662](#)

**Description**

Combined Development Permit consisting of: 1) a Coastal Administrative Permit and Design Approval to allow construction of two replacement culverts and reconstruction of approximately 1,000 linear feet of Palo Colorado Road; 2) a Coastal Development Permit to allow development within 100 feet of environmentally sensitive habitat; 3) a Coastal Development Permit to allow development on slopes exceeding 30 percent; and 4) a Coastal Development Permit to allow removal of 22 redwood trees. The project site is located on Palo Colorado Road, between post-miles 3.0 and 3.5, Big Sur (Assessor's Parcel Numbers 418-131-019-000, 418-131-020-000, 418-131-023-000, 418-131-024-000, 418-131-025-000 and 418-131-026-000), Big Sur Coast Land Use Plan, Coastal Zone. Related to PLN170133.

**Decision Date:** 11/15/2017

**Entitlement:** Combined Development Permit

**Location:** 38109 PALO COLORADO RD, CARMEL, CA 93923

**Parcel No:** 418-131-019-000

**Planning Area:** Coast-Big Sur

**Current Status:** Pending Approved

# Monterey County Resource Management Agency Planning

## Discretionary Projects Decided Year-To-Date

---

**Application Title:** OSBORNE RIVER RANCH LLC

**File No:** [PLN170104](#)

**Decision Date:** 11/15/2017

**Entitlement:** Administrative Permit

**Location:** 580 W CARMEL VALLEY RD, CARMEL VALLEY, CA 939

**Parcel No:** 189-011-023-000

**Planning Area:** Carmel Valley Master Plan

**Current Status:** Pending Approved

**Description**

Administrative Permit and Design Approval for a new 1,509 square foot non-habitable accessory structure and Design Approval for a 273 square foot addition to an existing attached accessory structure. The property is located at 580 West Carmel Valley Road, Carmel Valley (Assessor's Parcel Number 189-011-023-000), Carmel Valley Master Plan.