



AGENDA
CITY OF SEASIDE
PLANNING COMMISSION

VIRTUAL ONLY
MEETING
Wednesday, July 28, 2021
7:00 PM

This meeting is compliant with Governor Newsom's Executive Order N-29-20 which allows local legislative bodies to hold public meetings electronically only, without a physical location for public participation, accessible only telephonically or otherwise electronically (video conferencing) to all members of the public seeking to observe and address the local legislative body, in order to avoid public gatherings, and until further notice.

REMOTE PUBLIC COMMENTS To make a public comment, the following options are available:

- Before the Meeting via Email: Written comments can be emailed to CityClerk@ci.seaside.ca.us Include the following subject line: "Public Comment Item # (insert the agenda item number relevant to your comment). Written comments must be received by 5:00 p.m. on the day of the meeting. All submitted comments will be provided to the City Council or the Board for consideration, compiled as part of the record, and may be read into the record.
- During the Meeting via Oral Comments: When the Chair calls for public comment, attendees can queue to speak with the "Raise Hand" feature. On the Zoom application, click the "Raise Hand" button. On the phone, press *9. The Secretary to the Board will call speaker names and unmute speaker microphones. You will have up to 2 minutes to provide your comments, with time set by the discretion of the Mayor. Please note, if you chose to make comments orally, your written comments will not be read but will be included in the final record.

In an effort to ensure the virtual process closely follows our normal process, public comment will be accepted in writing during the meeting, but may not be read into the record during the meeting, but will be included as part of the final administrative record. Please do not plan to use the chat or Q&A features to put a comment on record. These resources are for tech support only.

VIRTUAL MEETING ACCESS

This meeting can be watched via the City of Seaside YouTube channel:

https://www.youtube.com/channel/UC1Cu7854Ohtjpr_XV1tDvRg

Or by joining the Zoom webinar link: <https://us02web.zoom.us/j/81555467580>

Or call in phone number: 669 900 9128

Webinar ID: 815 5546 7580

1. **CALL TO ORDER**
2. **ROLL CALL - ESTABLISHMENT OF QUORUM**
3. **PLANNING COMMISSION**

John Owens	Chair
Michael Spalletta	Vice Chair
Keith Dodson	Commissioner
Arlington La Mica	Commissioner
Dave Evans	Commissioner
William Silva	Commissioner
Danny Huynh	Commissioner

4. REVIEW OF AGENDA

If there are any items that arose after the 72-hour posting deadline, this is the point in the meeting where a vote may be taken to add the item to the agenda. (A 2/3-majority vote is required).

5. PUBLIC COMMENT

Members of the public wishing to address the Board on matters within the jurisdiction of the City of Seaside, but not on this agenda, may do so during the Public Comment period for up to three (3) minutes. Public Comments on specific agenda items are heard under that item. For the public record, please state your name.

6. APPROVAL OF MINUTES

A. APPROVAL OF JULY 14, 2021 MINUTES

7. BUSINESS ITEMS

A. USE PERMIT APPLICATION NO. UP-21-04 AND ARCHITECTURAL REVIEW APPLICATION NO. BAR-21-08. JAMES SMURR AND CLAUDIA BURGOS SMURR, PROPERTY OWNERS, AND OMAR VIVAS (VYLCO, INC.), APPLICANT, ARE REQUESTING USE PERMIT AND ARCHITECTURAL REVIEW APPROVAL FOR AN EXTERIOR STAIRWAY LEADING TO A PROPOSED 381.6 SQUARE FOOT SECOND STORY ROOF DECK AND ASSOCIATED ARCHITECTURAL IMPROVEMENTS LOCATED AT 1600 LA SALLE AVENUE IN THE RS-12 (SINGLE FAMILY RESIDENTIAL) ZONING DISTRICT (APN 012-853-025). THE PROJECT IS CATEGORICALLY EXEMPT CLASS 1, SECTION 15301(E)(1) FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT.

RECOMMENDATION: In accordance with Section 17.12.050 of the Seaside Municipal Code (SMC), Table 2-3 Residential Zone Development Standards, note 6 states *exterior stairways that would lead to a roof deck within residential zone are permitted with the issuance of a Use Permit.* Additionally, in accordance with SMC section 17.62.030.B.2., architectural review is required *for all new construction, additions to existing structures that result in a height of greater than 18 feet, and all new second-story elements including decks, roofs, projections, etc.*

- B. USE PERMIT APPLICATION NO. UP-21-08. MR. AND MRS. DOUG HANSEN, PROPERTY OWNERS, AND BILL MEFFORD, APPLICANT, ARE REQUESTING USE PERMIT APPROVAL FOR AN EXTERIOR STAIRWAY LEADING TO AN EXISTING SECOND-STORY MASTER BEDROOM BALCONY OF AN EXISTING TWO-STORY SINGLE-FAMILY RESIDENCE LOCATED AT 1221 LUXTON STREET IN THE RS-12 (SINGLE FAMILY RESIDENTIAL) ZONING DISTRICT (APN 012-853-025). THE PROJECT IS CATEGORICALLY EXEMPT CLASS 1, SECTION 15301(E)(1) FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT.**

RECOMMENDATION: In accordance with Section 17.12.050 of the Seaside Municipal Code (SMC), Table 2-3 Residential Zone Development Standards, note 6 states *exterior stairways that would lead to a second floor or roof deck within residential zone are permitted with the issuance of a Use Permit.*

- C. USE PERMIT APPLICATION NO. UP-21-05. PETER COMAROTO, PROPERTY OWNER, AND KAPSUP LIM, APPLICANT, ARE REQUESTING APPROVAL OF A USE PERMIT TO ALLOW FOR THE ON-SITE SALE OF BEER, WINE AND SPIRITS UNDER A TYPE 47 ALCOHOL LICENSE FOR A SIT-DOWN RESTAURANT (OCEAN'S GRILL) LOCATED AT 880 BROADWAY AVENUE, C-5 IN THE COMMERCIAL MIXED USE (CMX) ZONING DISTRICT. THIS PROJECT IS CATEGORICALLY EXEMPT CLASS 1, SECTION 15301(A) FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA).**

RECOMMENDATION: The purpose of this item is for the Commission to consider approval of a Use Permit and finding of Public Convenience or Necessity to approve a Type 47 ABC license which authorizes the sale and of beer, wine and spirits for consumption on site as part of an eating establishment. The license is proposed for the recently opened Ocean's Grill restaurant located in the City Center Shopping Center, at 880 Broadway Avenue, Suite C-1.

8. REPORTS FROM COMMISSIONERS

9. REPORTS FROM STAFF

10. ADJOURNMENT

Next Regularly Scheduled Meeting:

Seaside City Hall

The City of Seaside is committed to providing accessible facilities and accommodating people with disabilities in all of its services programs and activities. If special considerations are needed by any person to fully participate in this meeting, contact the City Clerk at 899-6707 no fewer than two business days prior to the meeting to allow reasonable arrangements. Agendas are posted at:

<http://www.ci.seaside.ca.us/129/City-Council-Committee-Agendas>

Agenda-related writings or documents provided during public meetings are available for public inspection during the meeting or from the office of the City Clerk. This agenda is posted in compliance with California Government Code Section 54954.2(a) or Section 54956.