



A G E N D A
CITY OF SEASIDE
PLANNING COMMISSION

REGULAR MEETING
440 HARCOURT AVE (COUNCIL CHAMBER)
Wednesday, February 11, 2026
6:00 PM

Virtual Participation Guide: <https://www.ci.seaside.ca.us/129/City-Council-Committee-Agendas>
<https://us02web.zoom.us/j/81555467580> | WEBINAR ID 815 5546 7580 | (669) 900-9128

1. CALL TO ORDER

2. ROLL CALL - PLANNING COMMISSION

William Silva	Chair
Keith Dodson	Commissioner
John Owens	Commissioner
Arlington La Mica	Commissioner
Dave Evans	Commissioner
Danny Huynh	Commissioner
Gonzalo Quintero Alcaraz	Commissioner

3. 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).

4. PUBLIC COMMENT

Members of the public wishing to address the Commission 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. Comments on specific agenda items are heard under that item. For the public record, please state your name.

5. BUSINESS ITEMS

A. ARCHITECTURAL REVIEW APPLICATION AR-2024-018. KARUN PRASAD, PROPERTY OWNER, AND MICHAEL ROESNER, PROJECT APPLICANT, REQUEST ARCHITECTURAL REVIEW APPROVAL OF A SECOND-STORY ADDITION AND ACCOMPANYING DECKS TO THE EXISTING SINGLE-FAMILY DWELLING AT 1395 FLORES STREET (APN 012-286-027) IN THE RS-12 SINGLE-FAMILY RESIDENTIAL ZONING DISTRICT. ARCHITECTURAL REVIEW IS NOT AN ACTIVITY SUBJECT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO 15061(B)(3) OF THE CEQA GUIDELINES.

RECOMMENDATION: Staff recommends the Commission approve AR-2024-018, subject to the conditions of approval and project plans.

B. ARCHITECTURAL REVIEW APPLICATION AR-2025-001. CAPPO REAL ESTATE HOLDINGS, LLC., OWNER, AND ALENA KRIACHKO, APPLICANT, REQUEST ARCHITECTURAL REVIEW APPROVAL OF A PROPOSED TWO-STORY, 37 BAY AUTOMOBILE SERVICE CENTER ASSOCIATED WITH THE EXISTING TOYOTA DEALERSHIP LOCATED AT 5 HEITZINGER PLAZA IN THE COMMERCIAL AUTOMOTIVE (CA) ZONING DISTRICT (APN 011-542-004). ARCHITECTURAL REVIEW IS NOT AN ACTIVITY SUBJECT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO 15061(B)(3) OF THE CEQA GUIDELINES.

RECOMMENDATION: Staff recommends the Commission approve AR-2025-001 and allow six (6) tandem parking stalls to be used to meet the required number of parking spaces, subject to the conditions of approval and project plans.

6. REPORTS FROM COMMISSIONERS

7. REPORTS FROM STAFF

This is a time specifically set aside for the Staff Liaison to provide updates on non-agendized requests from the Commission, and to provide brief information on topics under the purview of the Commission.

8. ADJOURNMENT

Next Regularly Scheduled Meeting:
February 25, 2026
6:00 PM

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