

**CITY OF SAN CLEMENTE  
MINUTES OF THE REGULAR  
ZONING ADMINISTRATOR MEETING  
November 19, 2014**

Staff Present: James Holloway, Cliff Jones, and Kimberly Maune

**2. MINUTES**

Minutes of the Zoning Administrator meeting of November 5, 2014 received and filed.

**3. ORAL AND WRITTEN COMMUNICATION**

None

**4. PUBLIC HEARING**

**A. 120 South El Camino Real – Minor Cultural Heritage Permit 14-349 – South El Camino Real Art Deco Building (Jones)**

A request to consider exterior changes to the commercial building at 120 South El Camino Real. The project is located within the Mixed Use zoning district, and within the Architectural and Central Business Overlays (MU3-CB-A). The legal description is Lots 4 and 5, Block 6, of Tract 779, Assessor's Parcel Number 058-082-22.

Associate Planner Cliff Jones summarized the staff report.

Applicant Siu Keung Wong was present; he had no comments.

There were no members of the public present who had any comments addressing this item.

Mr. Holloway stated he does not have any concerns about this request, it will be very artfully done and it will be in keeping with the district. This is a great building and he is glad to see the applicant is honoring the original architecture. This will be a nice enhancement and freshening of the building. This will continue to be a great building in the downtown.

Mr. Holloway informed the applicant of the ten day appeal period and thanked him for working with staff and with the City. Mr. Wong thanked everyone.

Action: The Zoning Administrator approved Minor Cultural Heritage Permit 14-349, South El Camino Real Art Deco Building, subject to Resolution ZA 14-048 with attached Conditions of Approval.

**ACTION SUBJECT TO APPEAL TO OR CALL-UP BY CITY COUNCIL**

**5. NEW BUSINESS**

None

**6. OLD BUSINESS**

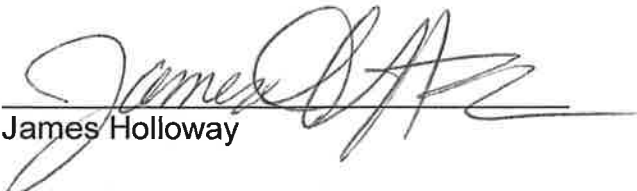
None

**ADJOURNMENT**

The meeting adjourned at 3:10 p.m. to the regular Zoning Administrator meeting to be held on December 3, 2014 at 3:00 p.m., at the Community Development Department, Conference Room A, located at 910 Calle Negocio, Suite 100, San Clemente, California.

Respectfully submitted,

SAN CLEMENTE ZONING ADMINISTRATOR

  
James Holloway