



**AGENDA FOR THE REGULAR MEETING OF THE
ZONING ADMINISTRATOR FOR THE
CITY OF SAN CLEMENTE**

**Thursday, September 20, 2018
3:00 p.m.**

**Community Development Department
Conference Room A
910 Calle Negocio, Suite 100
San Clemente, California 92673**

MISSION STATEMENT

*The City of San Clemente, in partnership with the community we serve,
will foster a tradition dedicated to:*

Maintaining a safe, healthy atmosphere in which to live, work and play;

*Guiding development to ensure responsible growth while preserving and
enhancing our village character, unique environment and natural amenities;*

*Providing for the City's long-term stability through promotion
of economic vitality and diversity;*

*Resulting in a balanced community committed to protecting
what is valued today while meeting tomorrow's needs.*

Pursuant to the Americans with Disabilities Act, persons with a disability who require a disability-related modification or accommodation in order to participate in a meeting, including auxiliary aids or services, may request such a modification from the Community Development Department at (949)361-6100. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to the meeting.

Written material distributed to the Zoning Administrator after the original agenda packet was distributed is available for public inspection in the Community Development Department, located at 910 Calle Negocio, San Clemente, CA during normal business hours.

- 1. CALL TO ORDER**
- 2. MINUTES**

- A. [Receive and file minutes of the Zoning Administrator meeting of August 23, 2018.](#)

3. ORAL AND WRITTEN COMMUNICATION

Members of the audience may address the Zoning Administrator on any item within the jurisdiction of the Zoning Administrator that is not on the Zoning Administrator agenda. If you wish to speak, please step forward, state your name and City of residence and make your presentations. Please limit your presentations to three (3) minutes.

4. PUBLIC HEARINGS

- A. [1505 South Ola Vista – Minor Architectural Permit 18-093/Minor Exception Permit 18-136 – Henneforth Residence](#) (Morones)

A request to consider an 854 square foot addition to an existing nonconforming, single-family residence, with the continuation of a 3-foot 6-inch nonconforming side yard setback. The proposed project is an addition to an existing structure that will not increase the floor area by 50-percent or more.

Staff recommends that the project be found categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301 of the CEQA Guidelines as a Class 1 exemption.

- B. [641 Camino De Los Mares, D110 – Minor Conditional Use Permit 18-461 – Thai Dara 2 Beer and Wine](#) (Webber)

A request to allow the sale and on-site consumption of beer and wine at an existing restaurant in a commercial center.

Staff recommends that the project be found categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301 of the CEQA Guidelines as a Class 1 exemption.

- C. [210 Calle Lasuen – Minor Architectural Permit 18-455/Minor Exception Permit 18-456 – Franzen Remodel](#) (Crockett)

A request to allow an addition to a nonconforming residence, including a minor exception to allow a second floor deck to encroach we should specify how far, such “two feet” or “eighteen inches” into the front yard setback.

Staff recommends that the project be found categorically exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15301, Class 1, Existing Facilities.

5. NEW BUSINESS

A. Supplement to Master Sign Program for the Outlets at San Clemente
(Crockett)

Review of proposed enhanced elevations and landscaping for the Icon Sign Tower.

6. OLD BUSINESS

None

7. ADJOURNMENT

The next Regular Meeting of the Zoning Administrator will be held at 3:00 p.m. on Thursday, October 4, 2018 at the Community Development Department, Conference Room A, located at 910 Calle Negocio, Suite 100, San Clemente, California.