

CALIFORNIA COASTAL COMMISSION
South Central Coast
89 S. California St. Ste 200
Ventura, CA 93001-2801
(805) 641-0142

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Filed: 10/25/95
49th Day: 10/13/95
180th Day: 4/21/96
Staff: MHC
Staff Report:
Hearing Date: 11/14-17, 1995
Commission Action:

STAFF REPORT: APPEAL

SUBSTANTIAL ISSUE

LOCAL GOVERNMENT: Santa Barbara County

DECISION: Approval of 94-SUP-050

APPEAL NO.: A-4-STB-95-221

APPLICANT: United States Court, Inc., et al

PROJECT LOCATION: Parcel 62, Hollister Ranch, Santa Barbara County

PROJECT DESCRIPTION: Conversion of barn to single family residence

APPELLANT: Paul Christiansen, Merritt Master Enterprises

SUBSTANTIVE FILE DOCUMENTS: Appeal A-4-STB-95-221

SUMMARY OF STAFF RECOMMENDATION:

Staff recommends that the Commission open and continue the public hearing to determine whether a substantial issue exists with respect to the grounds on which the appeal has been filed for the following reasons:

Pursuant to section 30621 of the Coastal Act, an appeal must be heard within 49 days from the date an appeal of a Coastal Development Permit issued pursuant to a certified Local Coastal Program is received. An appeal of the above described decision was received in the Commission office on October 25, 1995. Pursuant to Section 13112 of the Commission's Administrative Regulations, the Commission should open and continue the Substantial Issue hearing at the November 14-17, 1995 meeting. In accordance with the above cited section of the Administrative Regulations, staff requested on October 30, 1995 that the local government forward all relevant documents and materials regarding the subject permit. These documents have not been received to date. The appeal will be scheduled for a full substantial issue hearing at the next available Commission hearing.