

**CALIFORNIA COASTAL COMMISSION**

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**W19**

DATE: March 25, 2016  
TO: Coastal Commissioners  
FROM: Jack Ainsworth, Acting Executive Director  
SUBJECT: **DRAFT MINUTES of MEETING of AUGUST 12-14, 2015**  
Chula Vista City Council Chambers  
276 Fourth Avenue  
Chula Vista, CA 91910

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**WEDNESDAY, AUGUST 12, 2015**

1. **CALL TO ORDER.**
2. **ROLL CALL.**
3. **AGENDA CHANGES.**
4. **GENERAL PUBLIC COMMENT.** Members of the public addressed the Commission on various issues affecting the coast.
5. **CHAIR'S REPORT.**

**STATEWIDE**

6. **EXECUTIVE DIRECTOR'S REPORT.**
  - a. **Director's Report.**
  - b. **Legislative Report.** Commission deliberated then trailed the Legislative Report until Friday, August 14, 2015.
  - c. **Public Hearing on Draft Sea Level Rise Policy Guidance.** Staff recommended adoption of the guidance document.  
**Motion & vote:** Shallenberger moved to adopt pursuant to the staff recommendation and recommended a yes vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved.**
  - d. **Interagency Agreement.** Staff recommended approval of the Interagency Agreements with the San Francisco Bay Conservation and Development Commission and the State Coastal Conservancy.

**Motion & vote:** Groom moved to authorize agreement with the San Francisco Bay Conservation and Development Commission pursuant to the staff recommendation and recommended a yes vote, seconded by Shallenberger. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved.**

**Motion & vote:** Groom moved to authorize agreement with the State Coastal Conservancy pursuant to the staff recommendation and recommended a yes vote, seconded by Shallenberger. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved.**

## **SOUTH CENTRAL COAST DISTRICT**

7. **CONSENT CALENDAR.** Staff recommended approval of the consent calendar with conditions.

**Motion & vote:** Shallenberger moved to approve the consent calendar pursuant to the staff recommendation and recommended a yes vote, seconded by Uranga. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

- a. **UCSB NOID No. UCS-NOID-0002-15 (UCen Road Realignment).**
- b. **UCSB NOID No. UCS-NOID-0003-15 (Student Affairs and Administrative Services Building Bicycle Traffic Circle).**

## **SOUTH COAST DISTRICT (LOS ANGELES COUNTY)**

8. **ADMINISTRATIVE CALENDAR.** Staff recommended that the Commission concur with the Executive Director's determination. There being no objection Chair Kinsey ruled that the Commission concurred.

- a. **Application No. 5-15-0634 (Vernica Holdings, LLC, Venice Beach)**
- b. **Application No. 5-15-0764 (Ballentine, Venice, Los Angeles)**

9. **CONSENT CALENDAR.** Staff recommended approval of the consent calendar with conditions.

**Motion & vote:** Groom moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by Shallenberger. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

- a. **Application No. 5-15-0753 (Bailly, Venice, Los Angeles)**
- b. **Application No. 5-15-0828 (Cwiertnia, Los Angeles)**

## **SOUTH CENTRAL COAST DISTRICT**

10. **DEPUTY DIRECTOR'S REPORT.** Report by Deputy Director on permit waivers, emergency permits, immaterial amendments & extensions, LCP matters not requiring public hearings, and on comments from the public. There being no objection, Chair Kinsey ruled that the Commission concurred.

11. **CONSENT CALENDAR (removed from Regular Calendar).** None.

12. **LOCAL COASTAL PROGRAM.**

- a. **City of Malibu LCP Amendment No. LCP-4-MAL-15-0001-1. Certification Review.** Staff recommended concurrence with the Executive Director's determination that action by the City of Malibu, accepting certification of Amendment No. LCP-4-MAL-15-0001-1 with modifications, is legally adequate. There being no objection, Chair Kinsey ruled that the Commission concurred.

**Report on Closed Session:**

The Commission received litigation information and advice on the following matters:

*Ag Land Trust v. CCC (California-American Water Co., RPI),  
CCC v. U.S. Dept. of the Navy et al.,  
Marina Coast Water District v. CCC (California-American Water Co., RPI),  
San Diego Navy Broadway Complex Coalition v. CCC (San Diego Unified Port District et al., RPI),  
In re Petition - Alleged Underground Regulation*  
and one matter of potential litigation.

- b. **City of Malibu LCP Amendment No. LCP-4-MAL-14-0408-1 (Malibu Coast Estate/Crummer Trust Property Planned Development).** Staff recommended denial as submitted and approval if modified as suggested.

**Motion & vote:** Mitchell moved to certify the Land Use Plan as submitted and recommended a no vote, seconded by Uranga. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Certification denied.**

**Motion & vote:** Mitchell moved to certify the Land Use Plan if modified as suggested and recommended a yes vote, seconded by Uranga. The roll call vote was 7 in favor (Bochco, Cox, McClure, Mitchell, Turnbull-Sanders, Uranga, Kinsey) and 4 opposed (Groom, Howell, Shallenberger, Vargas). **Approved with modifications.**

**Motion & vote:** Mitchell moved to reject the Implementation Plan as submitted and recommended a yes vote, seconded by Uranga. Chair Kinsey ruled that vote was unanimous in favor of the motion. **Certification denied.**

**Motion & vote:** Mitchell moved to certify the Implementation Plan if modified as suggested and recommended a yes vote, seconded by Uranga. Staff revised the recommendation to include a modification requiring that landscaping vegetation not exceed a height of 20 feet. The owner of the property subject to this LCP amendment agreed to increase the in-lieu fee for lower-cost overnight accommodations from \$400,000 per house to \$800,000 per house. The roll call vote was 8 in favor (Bochco, Cox, Howell, McClure, Mitchell, Turnbull-Sanders, Uranga, Kinsey) and 3 opposed (Groom, Shallenberger, Vargas). **Approved with modifications.**

13. **NOTICE OF IMPENDING DEVELOPMENT.**

- a. **Pepperdine University NOID No. PEP-NOID-0004-15 (Debris Basin and Stockpile Relocation Project).** [POSTPONED]

14. **NEW APPEAL.** See AGENDA CATEGORIES description on page 17.

- a. **Appeal No. A-4-MAL-15-0042 (Keane, Malibu)** Staff recommended the Commission determine that the appeal raised no substantial issue.

**Motion & vote:** Bochco moved to determine that Appeal No. A-4-MAL-15-0042 raised no substantial issue on the grounds on which the appeal was filed, seconded by McClure. The roll call vote was 8 in favor (Bochco, Cox, McClure, Mitchell, Shallenberger, Turnbull-Sanders, Uranga, Kinsey) and 3 opposed (Groom, Howell, Vargas). **No Substantial Issue found.**

15. **COASTAL PERMIT APPLICATIONS.**

- a. **Application No. 4-15-0692 (Kellogg Avenue LLC, Goleta)** Staff recommended denial.

**Motion & vote:** Shallenberger moved to waive the permit fee and recommended a no vote, seconded by Groom. The roll call vote was unanimous in opposition to the motion (Bochco, Cox, Groom, Howell, McClure, Mitchell, Shallenberger, Turnbull-Sanders, Uranga, Vargas, Kinsey). **Denied.**

**Motion & vote:** Shallenberger moved to approve pursuant to the staff recommendation and recommended a no vote, seconded by Groom. The roll call vote was 9 in favor (Bochco, Cox, Howell, McClure, Mitchell, Turnbull-Sanders, Uranga, Vargas, Kinsey) and 2 opposed (Groom, Shallenberger). **Approved with conditions.**

*[Vargas departed for the day]*

16. **PERMIT AMENDMENTS.**

- a. **Permit No. 5-84-791-A2 (Carbonview Limited, LLC, Malibu)** Staff recommended approval with conditions.

**Motion & vote:** Bochco moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by Cox. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

**SOUTH COAST DISTRICT (LOS ANGELES COUNTY)**

17. **DEPUTY DIRECTOR'S REPORT FOR LOS ANGELES COUNTY.** Report by Deputy Director on permit waivers, emergency permits, immaterial amendments &

extensions, LCP matters not requiring public hearings, and on comments from the public. There being no objection, Chair Kinsey ruled that the Commission concurred.

18. **CONSENT CALENDAR (removed from Regular Calendar).** Staff moved 3 items [21b, 21c, 22a] to the expanded consent calendar and recommended approval with conditions.

**Motion & vote:** Bochco moved to approve the consent calendar pursuant to the staff recommendation and recommended a yes vote, seconded by Groom. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

19. **LOCAL COASTAL PROGRAMS (LCPs).**

- a. **City of Long Beach LCP Amendment No. LCP-5-LOB-15-0021-1 (1-15 Minor).** Staff recommended that the Commission concur with the Executive Director's determination that the amendment is minor. There being no objection, Chair Kinsey ruled that the Commission concurred.

20. **NEW APPEALS.**

- a. **Appeal No. A-5-VEN-15-0038 (Dunes Development, LLC, Los Angeles)**  
[POSTPONED]

21. **COASTAL PERMIT APPLICATIONS.**

- a. **Application No. 5-14-1932 (Lambert, Venice, Los Angeles)** [POSTPONED]  
b. **Application No. 5-15-0012 (City of Avalon)** Moved by staff to the expanded consent calendar. **Approved with conditions.**  
c. **Application No. 5-15-0447 (Bay Shore Walk Marina LLC, Long Beach)** Moved by staff to the expanded consent calendar. **Approved with conditions.**  
d. **Application No. A-5-VEN-15-0026 (422 Grand Boulevard LLC, Venice, Los Angeles)** Staff recommended approval with conditions.

**Motion & vote:** Bochco moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by Shallenberger. The roll call vote was 2 in favor (Bochco, Shallenberger) and 8 opposed (Cox, Groom, Howell, McClure, Mitchell, Turnbull-Sanders, Uranga, Kinsey). **Denied.**

- e. **Application No. A-5-VEN-15-0027 (416 Grand Boulevard LLC, Venice, Los Angeles)** Staff recommended approval with conditions.

**Motion & vote:** Bochco moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by Shallenberger. The roll call vote was 2 in favor (Bochco, Shallenberger) and 8 opposed (Cox, Groom, Howell, McClure, Mitchell, Turnbull-Sanders, Uranga, Kinsey). **Denied.**

22. **PERMIT AMENDMENTS.**

- a. **Permit No. 5-98-156-A21 (City of Long Beach & DDR Urban, LP, Long Beach)** Moved by staff to the expanded consent calendar. **Approved with conditions.**

- b. **Permit No. 5-15-0535-A1 (Coppelson, Manhattan Beach)** Staff recommended approval with conditions.

**Motion & vote:** Shallenberger moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

**STATEWIDE (TRAILED TO FRIDAY’S AGENDA)**

- 23. **APPROVAL OF MINUTES.** None.
- 24. **COMMISSIONERS’ REPORTS.** None.
- 25. **CONSERVANCY REPORT.** None.
- 26. **SANTA MONICA MOUNTAINS CONSERVANCY REPORT.** None.
- 27. **SANTA MONICA BAY RESTORATION REPORT.** None.
- 28. **DEPUTY ATTORNEY GENERAL’S REPORT.** None.

The Commission recessed for the day at 8:20 p.m.

## THURSDAY, AUGUST 13, 2015

1. **CALL TO ORDER.** The meeting was called to order by Chair Kinsey at 9:00 a.m.
2. **ROLL CALL.** Present: Chair Kinsey, Bochco, Cox, Groom, Howell, McClure, Mitchell, Shallenberger, Turnbull-Sanders, Uranga. Vargas arrived at 9:45 a.m. Non-voting present: Beland, Jones, Schmidt.
3. **AGENDA CHANGES.**
4. **GENERAL PUBLIC COMMENT.** Members of the public addressed the Commission on various issues affecting the coast.
- 4.5. **ELECTION OF VICE CHAIR.** Shallenberger nominated Bochco and recommended a yes vote, seconded by Mitchell. Chair Kinsey ruled that the vote was unanimous.

### NORTH COAST DISTRICT

5. **ADMINISTRATIVE CALENDAR.** Staff recommended that the Commission concur with the Executive Director's determination. There being no objection, Chair Kinsey ruled that the Commission concurred.
  - a. **Application No. 1-15-0546 (Wildlands Conservancy, Humboldt Co)**

### SOUTH COAST DISTRICT (ORANGE COUNTY)

6. **ADMINISTRATIVE CALENDAR.** Staff recommended that the Commission concur with the Executive Director's determination. There being no objection, Chair Kinsey ruled that the Commission concurred.
  - a. **Application No. 5-15-0015 (Jo and William Barnes Trust, Newport Beach)**
  - b. **Application No. 5-15-0442 (Chen, Newport Beach)**
7. **CONSENT CALENDAR.** Staff recommended approval with conditions.

**Motion & vote:** Shallenberger moved to approve the consent calendar pursuant to the staff recommendation and recommended a yes vote, seconded by Groom. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

- a. **Application No. 5-14-1221 (OC Dana Point Harbor, Dana Point)**
- b. **Application No. 5-14-1927 (ATT/Verizon Wireless, Newport Beach)**
- c. **Application No. 5-15-0138 (City of Huntington Beach Brookhurst Street Bridge)**
- d. **Application No. 5-15-0154 (City of San Clemente Road Configuration)**
- e. **Application No. 5-15-0445 (Parkikh & Itchhaporia, Newport Beach)**

### SAN DIEGO COAST DISTRICT

8. **CONSENT CALENDAR.** Staff recommended approval with conditions.

**Motion & vote:** Cox moved to approve the consent calendar pursuant to the staff recommendation and recommended a yes vote, seconded by Shallenberger. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

- a. **Application No. 6-15-0683 (Marting, San Diego)**
- b. **Application No. 6-15-0685 (Duro, San Diego)**
- c. **Application No. 6-15-0797 (Gutierrez, San Diego)**

## **ENFORCEMENT**

### **9. ENFORCEMENT REPORT.**

- a. **Administrative Penalties Progress Report. Discussion only.** Trailed to Friday, August 14, 2015.

## **NORTH COAST DISTRICT**

10. **DEPUTY DIRECTOR'S REPORT.** Report by Deputy Director on permit waivers, emergency permits, immaterial amendments & extensions, LCP matters not requiring public hearings, and on comments from the public. There being no objection, Chair Kinsey ruled that the Commission concurred.

11. **CONSENT CALENDAR (removed from Regular Calendar).** Staff moved 4 items [12a, 12b, 12c, 12d] to the expanded consent calendar and recommended approval with conditions.

**Motion & vote:** McClure moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by Shallenberger. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

### **11.5. NEW APPEAL.**

- a. **Appeal No. A-1-DNC-15-0047 (Jaisinghani, Del Norte Co.)** Staff recommended that the Commission determine that **Appeal No. A-1-DNC-15-0047** raised substantial issue on the grounds on which the appeal was filed. There being no objection, Chair Kinsey ruled that the Commission found substantial issue and continued the matter to a future hearing. **Substantial Issue found.**

### **12. COASTAL PERMIT APPLICATIONS.**

- a. **Application No. 1-14-1680 (Noyo Fish Company, Mendocino Co.)** Moved by staff to the expanded consent calendar. **Approved with conditions.**
- b. **Application No. 1-15-0204 (Eureka Readimix, Humboldt Co.)** Moved by staff to the expanded consent calendar. **Approved with conditions.**
- c. **Application No. 1-15-0205 (Rock & Dwelly, Humboldt Co.)** Moved by staff to the expanded consent calendar. **Approved with conditions.**



- d. **Application No. 1-15-0277 (Fraser, Humboldt Co.)** Moved by staff to the expanded consent calendar. **Approved with conditions.**

## **ENERGY, OCEAN RESOURCES AND FEDERAL CONSISTENCY**

13. **ENERGY, OCEAN RESOURCES and FEDERAL CONSISTENCY.** Report by the Deputy Director on permit waivers, emergency permits, immaterial amendments & extensions, negative determinations, matters not requiring public hearings, and status report on offshore oil & gas exploration & development. There being no objection, Chair Kinsey ruled that the Commission concurred.

14. **CONSENT CALENDAR (removed from Regular Calendar).** Staff moved one item [15b] to the expanded consent calendar and recommended approval with conditions.

**Motion & vote:** Bochco moved to approve the consent calendar pursuant to the staff recommendation and recommended a yes vote, seconded by Cox. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

15. **COASTAL PERMIT APPLICATIONS.**

- a. **Application No. 9-15-0162 (Southern California Edison Co., San Diego Co.)** Staff recommended approval with conditions.

**Motion & vote:** Cox moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

- b. **Application No. 9-15-0731 (California Ocean Protection Council MPA Signage Project)** Moved by staff to the expanded consent calendar. **Approved with conditions.**

- c. **Application No. 9-14-0489 (University of Southern California, Los Angeles Co.)**  
[POSTPONED]

## **SOUTH COAST DISTRICT (ORANGE COUNTY)**

16. **DEPUTY DIRECTOR'S REPORT FOR ORANGE COUNTY.** Report by Deputy Director on permit waivers, emergency permits, immaterial amendments & extensions, LCP matters not requiring public hearings, and on comments from the public. There being no objection, Chair Kinsey ruled that the Commission concurred.

17. **CONSENT CALENDAR (removed from Regular Calendar).** Staff moved 2 items [19b, 19c] to the expanded consent calendar and recommended approval with conditions.

**Motion & vote:** Bochco moved to approve the consent calendar pursuant to the staff recommendation and recommended a yes vote, seconded by Shallenberger. There being no objection, Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

18. **NEW APPEALS.**

- a. **Appeal No. A-5-LGB-14-0037 (KOGA Properties, LLC, Laguna Beach)** Staff recommended that the Commission determine that Appeal No. A-5-LGB-14-0037 raised substantial issue on the grounds on which the appeal was filed. There being no objection, Chair Kinsey ruled that the Commission found substantial issue and opened the de novo hearing. Staff recommended approval with conditions.

**Motion & vote:** Bochco moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by McClure. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

- b. **Appeal No. A-5-LGB-15-0045 (Laguna Beach Fire Department Fuel Modification)** Staff recommended that the Commission determine that Appeal No. A-5-LGB-15-0045 raised no substantial issue.

**Motion & vote:** Shallenberger moved to determine that Appeal No. A-5-LGB-15-0045 raised no substantial issue on the grounds on which the appeal was filed and recommended a yes vote, seconded by McClure. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **No substantial issue found.**

- c. **Appeal No. A-5-LGB-15-0048 (MacGillivray, Laguna Beach)** Staff recommended that the Commission determine that Appeal No. A-5-LGB-15-0048 raised no substantial issue.

**Motion & vote:** Bochco moved to determine that Appeal No. A-5-LGB-15-0048 raised no substantial issue on the grounds on which the appeal was filed and recommended a yes vote, seconded by Mitchell. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **No substantial issue found.**

19. **COASTAL PERMIT APPLICATIONS.**

- a. **Application No. 5-14-1901 (7 Harbor, LLC, Newport Beach) [POSTPONED]**
- b. **Application No. 5-15-0235 (Orange Coast College Marine Programs, Newport Beach)** Moved by staff to the expanded consent calendar. **Approved with conditions.**
- c. **Application No. 5-15-0936 (Gabriel Gift Trusts, Newport Beach)** Moved by staff to the expanded consent calendar. **Approved with conditions.**

**SAN DIEGO COAST DISTRICT**

20. **DEPUTY DIRECTOR'S REPORT.** Report by Deputy Director on permit waivers, emergency permits, immaterial amendments & extensions, LCP matters not requiring public hearings, and on comments from the public. There being no objection, Chair Kinsey ruled that the Commission concurred.

21. **CONSENT CALENDAR (removed from Regular Calendar).** Staff moved one item [24a] to the expanded consent calendar and recommended approval with conditions.

**Motion & vote:** Cox moved to approve the consent calendar pursuant to the staff recommendation and recommended a yes vote, seconded by Howell. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

22. **LOCAL COASTAL PROGRAMS (LCPs).**

- a. **City of San Diego LCP Amendment No. LCP-6-SAN-15-0017-2 (Small Lot Subdivisions/9<sup>th</sup> Update). Time Extension.** Staff recommended that the Commission approve the time extension.

**Motion & vote:** Cox moved to grant the time extension pursuant to the staff recommendation and recommended a yes vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved.**

- b. **City of Carlsbad LCP Amendment No. LCP-6-CII-15-0012-1 (Carlsbad Ranch Specific Plan/PA 5).** Staff recommended concurrence with the Executive Director's determination that the amendment request is minor. There being no objection, Chair Kinsey ruled that the Commission concurred.

- c. **City of San Diego LCP Amendment No. LCP-6-OCB-15-0006-1 (Ocean Beach Community Plan Update).** Staff recommended denial of the land use plan as submitted and approval with modifications and approval of the Implementation Plan as submitted.

**Motion & vote:** Cox moved to approve the Land Use Plan as submitted and recommended a no vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in opposition to the motion. **Certification denied as submitted.**

**Motion:** Cox moved to certify the Land Use Plan if modified as suggested by staff and recommended a yes vote, seconded by Bochco.

**Amending Motion & vote:** Cox moved to adopt the City's recommended modifications of the Land Use Plan with the following revisions: change "encourage preservation" to "preserve" in modification 3B, change "encourage rehabilitation" to "rehabilitate" in modification 3D, add "pursuant to Coastal Act section 30240" in modification 13, retain staff suggested modification 18 in its entirety, change the last sentence of the City's modification 20 to say "Include in the permit review a reassessment of the need for the protective device, and provide options for the ultimate removal of the protective device.", and retain subsections (b) and (c) of modification 21. Seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved.**

**Vote on motion as amended:** Chair Kinsey ruled that the vote was unanimous in favor of the motion as amended. **Approved with modifications.**

**Motion & vote:** Cox moved to reject the Implementation plan as submitted and recommended a no vote, seconded by McClure. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Certified as submitted.**

- d. **San Diego Unified Port District PMP Amendment No. PMP-6-PSD-14-0003-2 (East Harbor Island Hotels).** Staff recommended denial of the Port Master Plan amendment.

**Motion & vote:** Groom moved to certify **PMP Amendment No. PMP-6-PSD-14-0003-2** as submitted and recommended a no vote, seconded by Vargas. The roll call vote was 2 in favor (Cox, McClure) and 9 in opposition (Bochco, Groom, Howell, Mitchell, Shallenberger, Turnbull-Sanders, Uranga, Vargas, Kinsey). **Denied.**

23. **NEW APPEALS.**

- a. **Appeal No. A-6-OCN-15-0043 (KCS Properties LLC, Oceanside)** Staff recommended that the Commission determine that **Appeal No. A-6-OCN-15-0043** raised no substantial issue.

**Motion & vote:** Shallenberger moved to determine that **Appeal No. A-6-OCN-15-0043** raised no substantial issue on the grounds on which the appeal was filed and recommended a yes vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **No Substantial Issue found.**

- b. **Appeal No. A-6-OCN-15-0044 (KCS Properties LLC, Oceanside)** Staff recommended that the Commission determine that **Appeal No. A-6-OCN-15-0043** raised no substantial issue.

**Motion & vote:** Shallenberger moved to determine that **Appeal No. A-6-OCN-15-0043** raised no substantial issue on the grounds on which the appeal was filed and recommended a yes vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **No Substantial Issue found.**

24. **COASTAL PERMIT APPLICATIONS.**

- a. **Application No. 6-14-1886 (San Diego County Regional Airport Authority Parking Structure)** Moved by staff to the expanded consent calendar. **Approved with conditions.**
- b. **Application 6-15-0003 (Integral Communities, Imperial Beach)** Staff recommended approval with conditions.

**Motion:** Cox moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by Vargas.

**Amending motion & vote:** Cox moved to modify conditions as proposed by the applicant and to also require interpretive signage for the bike trail, require that the trail be completed prior to occupancy of the 50<sup>th</sup> unit, require a five-year wetland monitoring plan, and prohibit gates blocking pedestrian and bicycle access via 7<sup>th</sup> Street, and recommended a yes vote, seconded by Bochco. The roll call vote was 10 in favor (Bochco, Cox, Groom, Howell, McClure, Mitchell, Turnbull-Sanders, Uranga, Vargas, Kinsey) and one opposed (Shallenberger). **Approved.**

**Vote on the main motion:** The roll call vote was 10 in favor (Bochco, Cox, Groom, Howell, McClure, Mitchell, Turnbull-Sanders, Uranga, Vargas, Kinsey) and one opposed (Shallenberger). **Approved with conditions.**

The Commission recessed for the day at 7:40 p.m.

## FRIDAY, AUGUST 14, 2015

1. **CALL TO ORDER.** The meeting of the California Coastal Commission was called to order at 9:00 a.m. by Chair Kinsey.
2. **ROLL CALL.** Present: Chair Kinsey, Vice Chair Bochco, Cox, Groom, Howell, McClure, Shallenberger, Turnbull-Sanders, Uranga, Vargas. Mitchell arrived at 9:35 a.m. Non-voting: Jones.
3. **AGENDA CHANGES.**
4. **GENERAL PUBLIC COMMENT.** Members of the public addressed the Commission on various issues affecting the coast.

### NORTH CENTRAL COAST DISTRICT

5. **DEPUTY DIRECTOR'S REPORT.** Report by Deputy Director on permit waivers, emergency permits, immaterial amendments & extensions, LCP matters not requiring public hearings, and on comments from the public. There being no objection, Chair Kinsey ruled that the Commission concurred.
6. **CONSENT CALENDAR (removed from Regular Calendar).** None.
7. **NEW APPEALS.**
  - a. **Appeal No. A-2-HMB-15-0040 (Hamilton, Half Moon Bay)** Staff recommended that the Commission determine that the appeal raised substantial issue on the grounds on which the appeal was filed. There being no objection, Chair Kinsey ruled that the Commission **found substantial issue** and opened the hearing on the de novo hearing. Staff recommended approval with conditions.

**Motion & vote:** Groom moved to approve pursuant to the staff recommendation and recommended a yes vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with conditions.**

- b. **Appeal No. A-2-PAC-15-0046 (Blackman and O'Connell, Pacifica) [POSTPONED]**

### CENTRAL COAST DISTRICT

8. **DEPUTY DIRECTOR'S REPORT.** Report by Deputy Director on permit waivers, emergency permits, immaterial amendments & extensions, LCP matters not requiring public hearings, and on comments from the public. There being no objection, Chair Kinsey ruled that the Commission concurred.
9. **CONSENT CALENDAR (removed from Regular Calendar).** None.
10. **LOCAL COASTAL PROGRAMS (LCPs)**

- a. **Santa Cruz County LCP Amendment No. LCP-3-SCO-15-0008-1 Part B (Affordable Housing Update).** Staff recommended denial of the Implementation Plan as submitted and approval if modified as suggested.

**Motion & vote:** Groom moved to reject the Implementation Plan as submitted and recommended a yes vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Certification Denied as submitted.**

**Motion & vote:** Groom moved certify the Implementation Plan if modified as suggested by staff and recommended a yes vote, seconded Bochco. Chair Kinsey ruled that the vote was unanimous in favor of the motion. **Approved with modifications.**

## 11. NEW APPEALS.

- a. **Appeal No. A-3-MCO-08-008 (Read, Monterey Co.)** Staff recommended that the Commission determine that **Appeal No. A-3-MCO-08-008** raised substantial issue on the grounds on which the appeal was filed.

**Motion & vote:** Groom moved to determine that **Appeal No. A-3-MCO-08-008** raised no substantial issue on the grounds on which the appeal was filed and recommended a no vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in opposition to the motion. **Substantial Issue found. To continue.**

- b. **Appeal No. A-3-MCO-15-0023 (Cisar, Monterey Co.)** Staff recommended that the Commission determine that **Appeal No. A-3-MCO-15-0023** raised substantial issue on the grounds on which the appeal was filed. There being no objection, Chair Kinsey ruled that the Commission **found substantial issue** and opened the de novo hearing. Staff recommended denial.

**Motion & vote:** Groom moved to approve pursuant to the staff recommendation and recommended a no vote, seconded by Bochco. Chair Kinsey ruled that the vote was unanimous in opposition to the motion. **Denied.**

- c. **Appeal No. A-3-SLO-15-0041 (Port San Luis Harbor District, San Luis Obispo Co.) [WITHDRAWN]**

## 12. ADMINISTRATIVE CALENDAR.

- a. **Permit No. 3-14-1013-A2 (Monte Foundation, Capitola)** Staff recommended that the Commission concur with the Executive Director's determination. There being no objection, Chair Kinsey ruled that the Commission concurred.

## STATEWIDE

**Legislative Report.** (Trailed from Wednesday, August 12.) Discussion of legislation.

**COMMISSIONERS' REPORTS.** (Trailed from Wednesday, August 12.) Commissioner discussion.

13. **FUTURE AGENDA ITEMS.** None.

There being no old or new business, the meeting of the California Coastal Commission adjourned at 12:20 p.m.

Respectfully submitted,

Jack Ainsworth  
Acting Executive Director