

CALIFORNIA COASTAL COMMISSION

NORTH CENTRAL COAST DISTRICT
455 MARKET STREET, SUITE 300
SAN FRANCISCO, CA 94105
PHONE: (415) 904-5260
FAX: (415) 904-5400
WEB: WWW.COASTAL.CA.GOV



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Prepared April 29, 2022 (for May 13, 2022 Hearing)

To: Coastal Commissioners and Interested Persons

From: Dan Carl, North Central Coast District Director

Subject: North Central Coast District Director's Report for May 2022

The following coastal development permit (CDP) waivers, immaterial CDP amendments, immaterial CDP extensions, emergency CDPs, and LCP certification reviews for the North Central Coast District Office are being reported to the Commission on May 13, 2022. Pursuant to the Commission's procedures, each item has been appropriately noticed as required, and each item is also available for review from the Commission's North Central Coast District Office in San Francisco. Staff is only reporting any emergency CDPs and LCP certification reviews, is asking for the Commission's concurrence on the other items in the Report, and will report any objections received and any other relevant information on these items to the Commission when it considers the Report on May 13th during the hybrid virtual/in-person hearing.

With respect to the May 13th hearing, interested persons may sign up to address the Commission on items contained in this Report prior to the Commission's consideration of the Report. The Commission can overturn staff's noticed determinations for some categories of items subject to certain criteria in each case (see individual notices for specific requirements).

Items being reported on May 13, 2022 (see attached)

CDP Waivers

- 2-21-0237-W, Pacifica Pier Closure and Repair (Pacifica)

CDP Amendments, CDP Extensions, Emergency CDPs, LCP Certification Reviews

- None

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NOTICE OF PROPOSED PERMIT WAIVER

Date: April 29, 2022
To: All Interested Parties
From: Stephanie Rexing, North Central Coast District Manager
Oceane Ringuette, North Central Coast Coastal Planner
Subject: Coastal Development Permit (CDP) Waiver 2-21-0237-W
Applicant: City of Pacifica

Proposed Development

Authorization of after-the-fact closure of the full extent of the Pacifica Pier from January 14, 2021 to April 2, 2021, due to guardrail barrier failure, as well as ongoing closure of the northwest portion (the "L" of the pier); removal and replacement in-kind of all guardrail barriers and handrails, patching panels along the pier abutment, and installation of two approximately 5-foot tall, coin-operated public viewing binoculars on the pier deck, requiring closure of the pier during construction, beginning August 1, 2022 for up to 6 months and no longer than one year, at the Pacifica Pier in the City of Pacifica, San Mateo County.

Executive Director's Waiver Determination

Pursuant to Title 14, Section 13238 of the California Code of Regulations, and based on project plans and information submitted by the Applicant regarding the proposed development, the Executive Director of the California Coastal Commission hereby waives the requirement for a CDP for the following reasons:

The proposed project consists of replacement of failing aspects, and addition of visitor-serving amenities, to the public Pacifica Pier in order to improve safety, repair damage, and add recreational benefits for the public. The construction activities will require pier closure, but once completed, the entirety of the pier will be reopened for public use. The project will employ best management practices, including catchment devices to prevent debris from entering the water, to ensure no impacts to coastal resources such as biological resources and water quality. While access to the pier will be impacted during construction, and has been impacted since the initial closure, the project is intended to improve public access and safety so residents and visitors can access and enjoy the full extent of the pier moving forward. Additionally, construction will occur after crab season closure to limit impacts to a user group who heavily use the pier, and outreach to the public will occur regarding the closure through social media, e-newsletters, physical signage, and a webpage that the City updates for all pier-related information. Accordingly, the potential for adverse impacts to coastal resources, including public access, is minimal consistent with Coastal Act Chapter 3 and the certified City of Pacifica Local Coastal Program.

Coastal Commission Review Procedure

This waiver is not valid until it has been reported to the Coastal Commission. This waiver is proposed to be reported to the Commission on Friday, May 13, 2022. If four or more Commissioners object to this waiver at that time, then the application shall be processed as a regular CDP application.

If you have questions about the proposal or wish to register an objection, please contact Oceane Ringuette in the North Central Coast District office.