

**CALIFORNIA COASTAL COMMISSION**

SOUTH CENTRAL COAST DISTRICT OFFICE  
89 SOUTH CALIFORNIA STREET, SUITE 200  
VENTURA, CALIFORNIA 93001-2801  
(805) 585-1800 FAX (805) 641-1732  
WWW.COASTAL.CA.GOV



# Th15

## South Central Coast District Deputy Director's Report for July 2022

**Prepared July 07, 2022 (for the July 14, 2022 Hearing)**

**To:** Commissioners and Interested Parties  
**From:** Steve Hudson, South Central Coast District Deputy Director

The following coastal development permit (CDP) waivers, immaterial CDP amendments, CDP extensions, and emergency CDPs for the South Central Coast District Office are being reported to the Commission on July 14, 2022. Pursuant to the Commission's procedures, each item has been appropriately noticed as required, and each item is also available for review at the Commission's South Central Coast District Office in Ventura. Staff is asking for the Commission's concurrence on the items in the South Central Coast District Deputy Director's report, and will report any objections received and any other relevant information on these items to the Commission when it considers the report on July 14th.

With respect to the July 14th hearing, interested persons may sign up to address the Commission on items contained in this report prior to the Commission's consideration of this 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 July 14, 2022 (see attached)**

---

### Waivers

- 4-22-0376-W, Derecktor (Ventura)

### Immaterial Extensions

- 4-04-094-E16, Saifan (Los Angeles)
- 4-04-120-E8, Wallis (Los Angeles)

**CALIFORNIA COASTAL COMMISSION**

SOUTH CENTRAL COAST DISTRICT OFFICE  
89 SOUTH CALIFORNIA STREET, SUITE 200  
VENTURA, CALIFORNIA 93001-2801  
PH (805) 585-1800 FAX (805) 641-1732  
WWW.COASTAL.CA.GOV



June 30, 2022

## Coastal Development Permit De Minimis Waiver Coastal Act Section 30624.7

Based on the project plans and information provided in your permit application for the development described below, the Executive Director of the Coastal Commission hereby waives the requirement for a Coastal Development Permit pursuant to Section 13238.1, Title 14, California Code of Regulations. If, at a later date, this information is found to be incorrect or the plans revised, this decision will become invalid; and, any development occurring must cease until a coastal development permit is obtained or any discrepancy is resolved in writing.

**Waiver:** 4-22-0376-W

**Applicant:** Derecktor Marine Holdings, LLC

**Location:** 1510 Anchors Way Drive, City of Ventura, Ventura County  
(APN: 080-0-240-32)

**Proposed Development:** Repair of six approximately 14-inch-diameter concrete-encased steel piles by removing loose steel and concrete, priming and filling cracks and surfaces, and wrapping with fiber-reinforced polymer wraps. The piles are located on a riprap slope under a cantilevered portion of an existing restaurant. No changes to the existing restaurant structure are proposed. The project includes construction best management practices to ensure the water quality of the harbor is not degraded by project activities.

**Rationale:** The proposed project is minor in nature as it is a repair of piles associated with an existing restaurant and will not involve work in the water or changes to the existing restaurant structure or riprap slope. In addition, the applicant has proposed implementation of best management practices to prevent impacts to open waters. Therefore, there are no individual or cumulative adverse impacts on coastal resources associated with this project and the project is consistent with all applicable Chapter 3 policies of the Coastal Act.

This waiver will not become effective until reported to the Commission at its meeting and the site of the proposed development has been appropriately noticed, pursuant to 13054(b) of the California Code of Regulations. The Notice of Pending Permit shall remain posted at the site until the waiver has been validated and no less than seven

**Coastal Development Permit De Minimis Waiver**  
4-22-0367-W

days prior to the Commission hearing. If four (4) Commissioners object to this waiver of permit requirements, a coastal development permit will be required.

Sincerely,

John Ainsworth  
Executive Director

Original on File signed by:

Walt Deppe  
Coastal Program Analyst

cc: Commissioners/File

**CALIFORNIA COASTAL COMMISSION**

SOUTH CENTRAL COAST DISTRICT OFFICE  
89 SOUTH CALIFORNIA STREET, SUITE 200  
VENTURA, CALIFORNIA 93001-2801  
PH (805) 585-1800 FAX (805) 641-1732  
WWW.COASTAL.CA.GOV



July 07, 2022

## **NOTICE OF EXTENSION REQUEST FOR COASTAL DEVELOPMENT PERMIT**

Notice is hereby given that Osama Saifan has applied for a one year extension of 4-04-094 granted by the California Coastal Commission on May 11, 2005

for: construction of a two story, 29 foot high, 5,623 sq. ft. single family residence, 1,249 sq. ft. three car attached garage, 784 sq. ft. three car detached garage with 210 sq. ft. studio, 806 sq. ft. detached recreation room, swimming pool, septic system, driveway, fencing, solar panel system, and a minor changes to the grading plan approved under Coastal Development Permit (CDP) No. 4-93-206, including deletion of an approved approximately 100 foot long concrete drainage swale, addition of an approximately 20 foot long, 0.5 to 3.4 foot high retaining wall, an approximately 630 cu. Yd. Reduction in estimated grading (650 cu. Yd. Reduction in cut, 20 cu. Yds. increase in fill) due to revised pad contouring and greater plan accuracy. The project also includes removal of an existing approximately 175 ft. long unpermitted metal down drain, revegetation of the underlying swale, and installation of a rip-rap energy dissipater. AMENDED TO: Modify the architectural style, floor plan, and footprint of the approved structures. The size of the main residence will be increased from 5,623 sq. ft. to 6,250 sq. ft. with 1,193 sq. ft. basement. The height of the residence will remain 31 feet above finished grade. The size of the attached garage will be reduced from 1,249 sq. ft. to 917 sq. ft. The studio will be omitted from the detached garage structure and incorporated into the recreation room structure, resulting in 782 sq. ft. detached garage and a 721 sq. ft. recreation room/studio. The slightly reconfigured development footprint will not change the building pad, grading amounts, or fuel modification requirements from what was previously approved, and the total development area will be approximately 9,550 sq. ft. (which is 26 sq. ft. less than previously proposed). In addition, 6-ft. high permeable fencing will be relocated to bound the proposed development area.

at: 33153 Mulholland Hwy, (Los Angeles County) (APN(s): 4471031003)

Pursuant to Section 13169 of the Commission Regulations, the Executive Director has determined that there are no changed circumstances affecting the proposed development's consistency with the Coastal Act. The Commission Regulations state that "if no objection is received at the Commission office within ten (10) working days of publishing notice, this determination of consistency shall be conclusive... and the Executive Director shall issue the extension." If an objection is received, the extension application shall be reported to the Commission for possible hearing.

**Notice of Extension Request for Coastal Development Permit**  
4-04-094

Persons wishing to object or having questions concerning this extension application should contact the district office of the Commission at the above address or phone number.

Sincerely,

John Ainsworth  
Executive Director

Julie Reveles  
Staff Services Analyst

cc: Commissioners/File

**CALIFORNIA COASTAL COMMISSION**

SOUTH CENTRAL COAST DISTRICT OFFICE  
89 SOUTH CALIFORNIA STREET, SUITE 200  
VENTURA, CALIFORNIA 93001-2801  
PH (805) 585-1800 FAX (805) 641-1732  
WWW.COASTAL.CA.GOV



July 07, 2022

**NOTICE OF EXTENSION REQUEST  
FOR COASTAL DEVELOPMENT PERMIT**

Notice is hereby given that Gene & Martha Wallis has applied for a one year extension of 4-04-120 granted by the California Coastal Commission on April 10, 2013

for: Construct a 4,937 sq. ft. S F R with a 768 sq. ft. attached 3 car garage, swimming pool, 1,250 sq. ft. workshop with attached 750 sq. ft. guest quarters, septic system, paved driveway, electric gate, combination wrought iron and chain link fencing.

at: 1805 Cold Canyon Rd, Calabasas (Los Angeles County) (APN(s): 4455018062)

Pursuant to Section 13169 of the Commission Regulations, the Executive Director has determined that there are no changed circumstances affecting the proposed development's consistency with the Coastal Act. The Commission Regulations state that "if no objection is received at the Commission office within ten (10) working days of publishing notice, this determination of consistency shall be conclusive... and the Executive Director shall issue the extension." If an objection is received, the extension application shall be reported to the Commission for possible hearing.

Persons wishing to object or having questions concerning this extension application should contact the district office of the Commission at the above address or phone number.

Sincerely,

John Ainsworth  
Executive Director

Julie Reveles  
Staff Services Analyst

cc: Commissioners/File