

March 9, 2021

Garth Jorgensen 592 Allview Terrace Laguna Beach, CA 92651

Dear Mr. Jorgensen,

Attached are the documents for the View Preservation/Record of Views claim filed with the City. The documents have been included in your property file at City Hall and are posted on the city's website. The documented Record of Views they may be located on the city's website via the file path Government > Community Development > Planning & Zoning > Views & Trees.

As we discussed, the ordinance allows a property owner to document their view once unless there is a subsequent remodel or physical change to the selected viewing locations in the primary residential structure. The Record of Views does not establish maximum height limits on vegetation in the visual scene but rather serves as a benchmark for determining significant view impairment in the future. A determination of significant view impairment pursuant to Laguna Beach Municipal Code Section 12.16.030, must be confirmed prior to the city interceding with enforcement of the Record of Views.

Please contact me should you have any questions related to the attached documents.

Regards,

Tony Farr, Associate Planner

View Preservation and Restoration

Planning Division, Community Development

Tel. 949.497.0322

tfarr@lagunabeachcity.net

#### **VIEW PRESERVATION** SITE VISIT CHECKLIST

City of Laguna Beach View Claim No: VPP 20-7818

Visit Date:

January 21, 2021

Applicant: View Address: **Garth Jorgensen 592 Allview Terrace** 

Visit Conducted by: Tony Farr, Associate Planner

#### VIEW LOCATION / VISUAL SCENE

Property owner selected viewing locations in principal residential structure where view is significantly unimpaired.

Main level:

Living room, dining room, kitchen, master bedroom

Middle level: Office/TV room, guest bedroom

Lower level: Guest bedrooms

Visual scene for each location noted above.

The visual scene is generally consistent from all selected viewing locations noted above. The visual scene includes San Clemente and Catalina Islands, southerly coast views and ocean horizon.

#### RECORD OF VIEWS DOCUMENTED AND AFFECTED PARCELS NOTICED

Written notice sent to affected property owners within 500 feet and Record of Views documents scanned and attached to property file.

**End of Checklist** 



VPP 20-7818



### **592 Allview Terrace**

The photograph above was taken from the living room on the main floor of the primary residential structure.

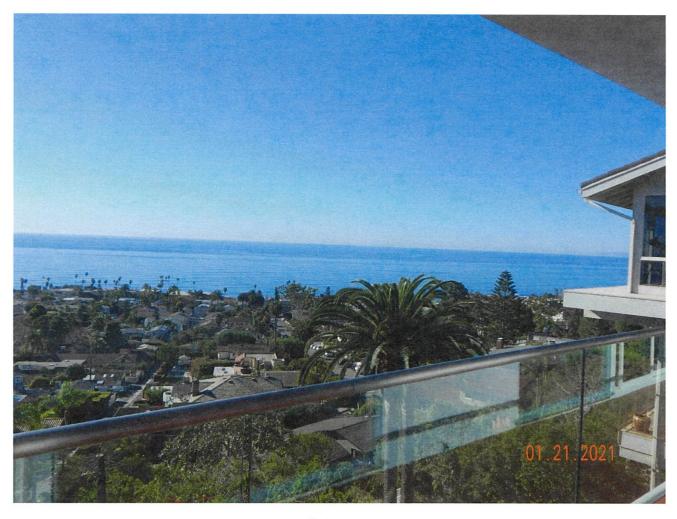
Visual scene description: San Clemente and Catalina Islands, and ocean horizon.

Date of photograph: 1/21/20 Photographed by: Max—Submitted to property file: \_\_\_\_\_\_

**Document** 1 of 15



VPP 20-7818



**592 Allview Terrace** 

The photograph above was taken from the living room, dining room, kitchen on the main floor of the primary residential structure.

Visual scene description: Catalina Island and ocean horizon.

Date of photograph: 1/21/20 Photographed by: \_\_\_\_\_\_ Submitted to property file:

Document 2 of 15



VPP 20-7818



## **592 Allview Terrace**

The photograph above was taken from the living room, dining room, kitchen on the main floor of the primar	y residential structure
Visual scene description: southerly coast view and ocean horizon	1

Date of photograph: 1/21/21 Photographed by: Mar Submitted to property file: 3/2/27

**Document** 3 of 15



VPP 20-7818



### **592 Allview Terrace**

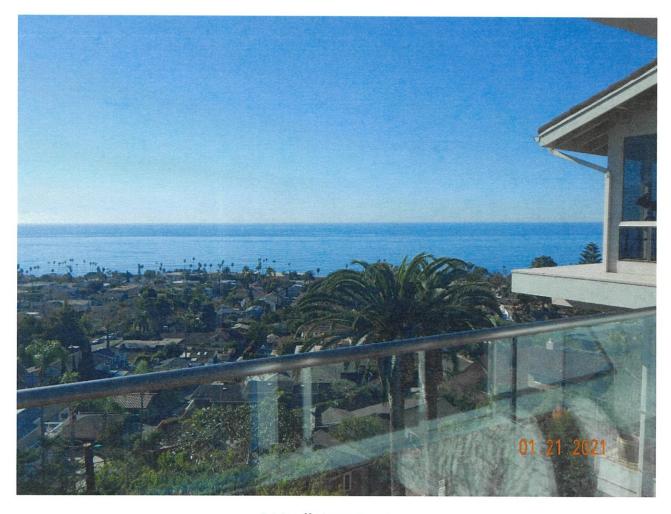
The photograph above was taken from the master bedroom on the main floor of the primary residential structure.

Visual scene description: San Clemente and Catalina Islands and ocean horizon.

Date of photograph: 1/21/21 Photographed by: \_\_\_\_\_\_Submitted to property file:

Document 4 of 15

VPP 20-7818



**592 Allview Terrace** 

The photograph above was taken from the master bedroom on the main floor of the primary residential structure.

Visual scene description: and ocean horizon. Visual scene description: and ocean horizon.

Date of photograph: 1/21/21 Photographed by: \_\_\_\_\_\_ Submitted to property file: \_\_\_\_

**Document** 5 of 15





**592 Allview Terrace** 

The photograph above was taken from the master bedroom on the main floor of the primary residential structure.

Visual scene description: southerly coast views and ocean horizon.

Date of photograph: 1/21/21 Photographed by:

\_ Submitted to property file:

Document 6 of 15



VPP 20-7818



## **592 Allview Terrace**

The photograph above was taken from the office/TV room on the middle level of the primary residential structure.

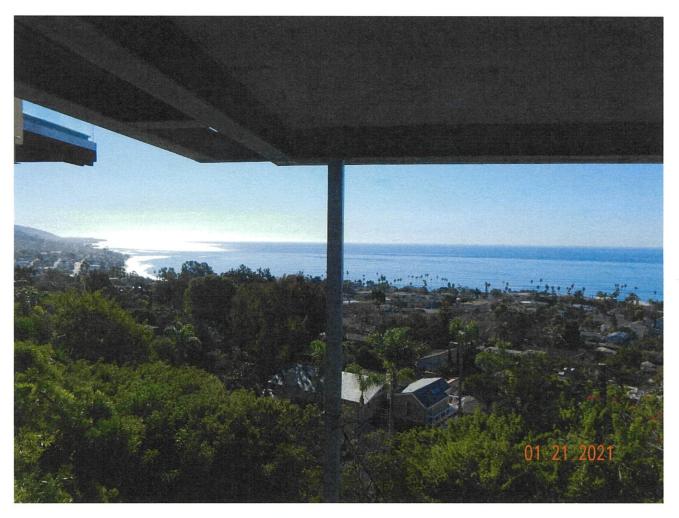
Visual scene description: southerly coast views and ocean horizon.

Date of photograph: 1/21/21 Photographed by:

\_\_\_\_ Submitted to property file: 3/8/3/

Document 7 of 15





**592 Allview Terrace** 

The photograph above was taken from the office/TV room on the middle level of the primary residential structure.

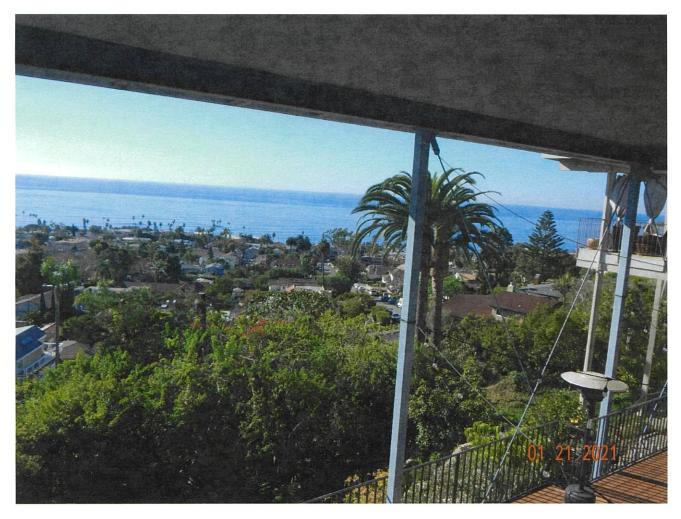
Visual scene description: southerly coast view and ocean horizon.

Date of photograph: 1/21/21 Photographed by: Marr

Submitted to property file:

Document 8 of 15





**592 Allview Terrace** 

The photograph above was taken from the office/TV room on the middle level of the primary residential structure.

Visual scene description: Catalina Island and ocean horizon.

Date of photograph: 1/21/21 Photographed by:

Submitted to property file: \_\_

Document 9 of 15





**592 Allview Terrace** 

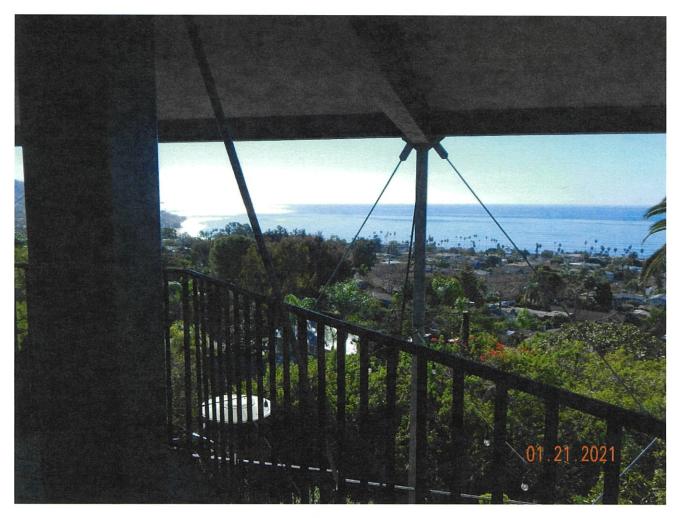
The photograph above was taken from the guest bedroom on the middle level of the primary residential structure.

Visual scene description: ocean horizon.

Date of photograph: 1/21/21 Photographed by: \_\_\_\_\_\_ Submitted to property file: \_\_\_\_

**Document** 10 of 15





**592 Allview Terrace** 

The photograph above was taken from the guest bedroom on the middle level of the primary residential structure.

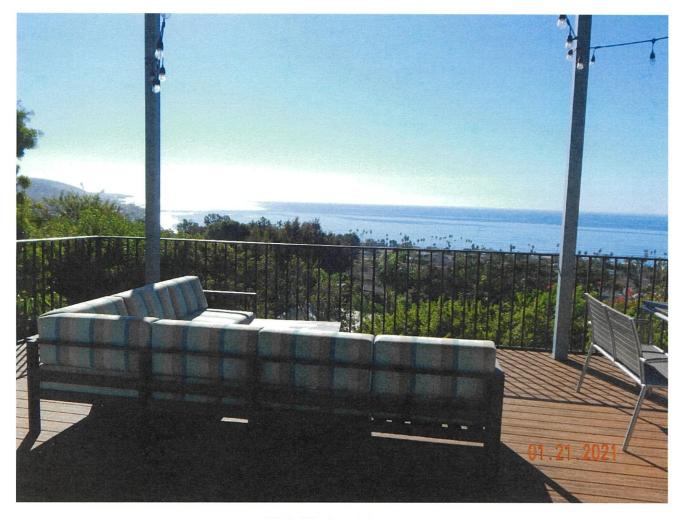
Visual scene description: southerly coast view and ocean horizon.

Date of photograph: 1/21/21 Photographed by:

\_ Submitted to property file:

Document 11 of 15





**592 Allview Terrace** 

The photograph above was taken from the guest bedroom on the lower level of the primary residential structure.

Visual scene description: southerly coast view and ocean horizon.

Date of photograph: 1/21/21 Photographed by:

Submitted to property file: \_\_

Document 12 of 15





**592 Allview Terrace** 

The photograph above was taken from the guest bedroom on the lower level of the primary residential structure.

Visual scene description: San Clemente and ocean horizon.

Date of photograph: 1/21/21 Photographed by: Marr Submitted to property file:

Document 13 of 15





**592 Allview Terrace** 

The photograph above was taken from the guest bedroom on the lower level of the primary residential structure.

Visual scene description: ocean horizon.

Date of photograph: 1/21/21 Photographed by: Mar Submitted to property file:

Document 14 of 15





**592 Allview Terrace** 

The photograph above was taken from the guest bedroom on the lower level of the primary residential structure.

Visual scene description: southerly coast view and ocean horizon.

Date of photograph: 1/21/21 Photographed by: \_\_\_\_\_\_ Submitted to property file:

Document 15 of 15



March 9, 2021

SUBJECT:

**NOTICE - RECORD OF VIEW** 

View Preservation VPP 20-7818 592 Allview Terrace, Laguna Beach

Dear Property Owner:

A View Preservation claim has been filed with the City of Laguna Beach by the property owner(s) at **592 Allview Terrace**. Pursuant to Laguna Beach Municipal Code Section 12.16.040, the record of views does not establish a maximum height limit on vegetation in the visual scene but rather shall serve as a benchmark for determining significant view impairment in the future. Once a Record of Views is established with the City the protected or preserved views shall not become subject to significant view impairment as defined in LBMC Section 12.16.030.

As a property owner within 500 feet of the subject property you are being notified of the established Record of Views as required by the Municipal Code. There is no action required from you at this time.

The Record of Views for the subject address can be found on the city's website using file path Government > Community Development > Planning & Zoning > Views & Trees. From the webpage, click on the address to view the recorded view from the subject property. A map of the affected parcels within 500 feet of the subject property is on the back of this notice. If you have any questions regarding the View Preservation/Record of Views process, please contact me directly at (949) 497-0322 or at the email address listed below.

Regards,

Tony Farr, Associate Planner

View Preservation and Restoration

Planning Division, Community Development

tfarr@lagunabeachcity.net



# SUSAN W. CASE, INC.

orders@susancaseinc.com

File #318283 592 Allview Terrace Laguna Beach CA APN 496 041 32 500' View Preservation March 2 2021

496 071 18

Lebby Trust

Po Box 6926

Big Bear Lake CA 92315

## 917 Glenneyre Street, Suite 7 • Laguna Beach, CA 92651 PHONE (949) 494-6105



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ZOMING DIVISION CITY OF LAGUNA BEACH

496 071 20

444 Bonvue Ter

John Brooke Falkenstein

Laguna Beach CA 92651

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496 041 30	496 041 31	496 041 32
Scot Ellingson	Abdelnaser Adas	Garth Jorgensen
600 Allview PI	596 Allview Ter	592 Allview Ter
Laguna Beach CA 92651	Laguna Beach CA 92651	Laguna Beach CA 92651
	3	3
496 041 33	496 041 34	496 041 35
Edwin Zimmerman III	Louis Melvin Rohl	Connie Maxsenti
590 Allview Ter	261 Ledroit St	668 N Coast Hwy
Laguna Beach CA 92651	Laguna Beach CA 92651	Laguna Beach CA 92651
496 041 36	496 041 37	496 041 38
Brian James Brelje	Karen Ellis	Shelley Detweiler
522 Allview Ter	500 Allview Ter	540 High Dr
Laguna Beach CA 92651	Laguna Beach CA 92651	Laguna Beach CA 92651
496 041 39	496 041 40	496 041 41
Paul Puma	Kamran Naraghi-Arani	Thomas Dickens
530 High Dr	5762 Hempstead Dr	Po Box 1957
Laguna Beach CA 92651	Agoura Hills CA 91301	Laguna Beach CA 92652
496 041 42	496 041 43	496 041 44
Elisa Stipkovich	Richard Drexelius	Drexelius
500 High Dr	10051 Sunrise Ln	482 High Dr
Laguna Beach CA 92651	Santa Ana CA 92705	Laguna Beach CA 92651
496 041 45	496 071 13	496 071 14
Jay Glass	Zinovy Poretsky	S Daniel Melita
464 High Dr	2318 Crestview Dr	515 Allview Ter
Laguna Beach CA 92651	Laguna Beach CA 92651	Laguna Beach CA 92651
496 071 15	<b>496</b> 071 16	496 071 17
Ruth Stafford	B C & S Jennings	Josh Bradbury Jr.
505 Allview Ter	76 S La Senda Dr	568 High Dr
Laguna Beach CA 92651	Laguna Beach CA 92651	Laguna Beach CA 92651

496 071 19

Mark Buleziuk

434 Bonvue Ter

Laguna Beach CA 92651

496 141 07 E Lincoln Swett 1025 Park Ave Laguna Beach CA 92651

496 151 03 Steven Earl Harris 2450 Lift Line Way Steamboat Springs CO 80487

496 152 03 Mohan Reddy 30799 Pinetree Rd #412 Pepper Pike OH 44124

496 152 12 Janice Johnson 430 Myrtle St Laguna Beach CA 92651

496 152 15 Grant Williams 454 Myrtle St Laguna Beach CA 92651

496 152 18 Susan Coe 480 Myrtle St Laguna Beach CA 92651

496 153 02 Wendy Meyer 487 Myrtle St Laguna Beach CA 92651

496 153 05 Richard The Fulford 780 Manzanita Dr Laguna Beach CA 92651

496 153 19 Claudio Marino 301 Via Almansa Encinitas CA 92024

496 153 22 Jan Devries 3 Park Plz #1200 Irvine CA 92614 496 151 01

Nancy Eimer Hamilton 33152 Via Mayor San Juan Capistrano CA 92675

496 152 01 Gardea Heather The 523 High Dr Laguna Beach CA 92651

496 152 04 Jay Stephen Sullivan 475 Hawthorne Rd Laguna Beach CA 92651

496 152 13 Linda Skillings 2384 Lincoln Ave Samoa CA 95564

496 152 16 Gary Greenstein 15 Tolman St Needham MA 02492

496 152 19 G William Weier 490 Myrtle St Laguna Beach CA 92651

496 153 03 Detra Lee Francis 477 Myrtle St Laguna Beach CA 92651

496 153 06 Patrick & Lidia Butera 512 Boston Blvd Sea Girt NJ 08750

496 153 20 Christopher Boyd Po Box 4319 Laguna Beach CA 92652

496 153 23 De Lpizzo Salvadore 496 Locust St Laguna Beach CA 92651 496 151 02 Christopher Miller 470 Hawthorne Rd Laguna Beach CA 92651

496 152 02 Mary Williams 535 High Dr Laguna Beach CA 92651

496 152 05 Russel Radach 451 Hawthorne Rd Laguna Beach CA 92651

496 152 14 Terry Davenport 7916 NE 22nd St Medina WA 98039

496 152 17 Catherine Welch 472 Myrtle St Laguna Beach CA 92651

496 153 01 Kenneth The Boden 485 High Dr Laguna Beach CA 92651

496 153 04 Jerry Oswald 21892 Consuegra Mission Viejo CA 92692

496 153 07 Mark Speciale 9688 Deer Run Dr Ponte Vedra Beach FL 32082

496 153 21 Patricia Ohanlon 800 The Mark Ln #1604 San Diego CA 92101

496 153 24 Lori Nimmer Po Box 13333 Milwaukee WI 53213