



PUBLIC HEARING WAIVER FOR MINOR DEVELOPMENT

Date: November 30, 2021

Case No: CDP 2021-10627

Project Location: 31561 Table Rock Drive, #303

Applicant: Ben Medina, Agent

Property Owner: Diane Brown

Project Description: Install an air conditioning unit in the existing crawlspace within the building footprint.

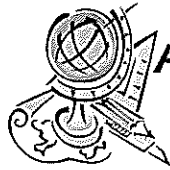
Appealable to the Coastal Commission: Yes

Pursuant to Laguna Beach Municipal Code §25.07.013, the Community Development Director determined that the proposed project is "minor development" in that it satisfies the following requirements and qualifies for a waived public hearing.

- 1) Consistent with the certified Local Coastal Program.
- 2) Requires no discretionary approvals other than a coastal development permit.
- 3) Has no adverse effect either individually or cumulatively on coastal resources or public access to the shoreline or along the coast.

If you would like a public hearing on the proposed project, please submit a written request within 15 working days of this notice, or by December 21, 2021, to Daniel Latham, Planning Technician via email at dlatham@lagunabeachcity.net or submit in person to the Community Development Department located at 505 Forest Avenue, Laguna Beach, CA 92651. If a timely request for a public hearing is not filed with the City, the Coastal Development Permit is deemed approved. Please note that the failure to request a timely public hearing may result in the loss of the ability to appeal the City's action to the Coastal Commission.

Community Development Department
City of Laguna Beach
(949) 497-0712



Advanced Listing Services Inc

Ownership Listings & Radius Maps

P.O. Box 2593 • Dana Point, CA • 92624

Office: (949) 361-3921 • Cell: (949) 310-6869

www.Advancedlisting.com denise@advancedlisting.com

Subject APN: 658-092-51
300' Radius

Address: 31561 TABLE ROCK DR
LAGUNA BEACH CA 92651

