

**BUSINESS OF THE PLANNING COMMISSION
OF THE CITY OF HALF MOON BAY**

AGENDA REPORT

For meeting of: July 14, 2020

TO: Honorable Chair and Planning Commissioners

FROM: Jill Ekas, Community Development Director
Douglas Garrison, Senior Planner

TITLE: PDP 17-060, Coastal Development Permit and Mitigated Negative Declaration for the PG&E Community Pipeline Safety Initiative, Highway 92 Vegetation Maintenance Project

RECOMMENDATION

Staff recommends that the Planning Commission review the project, accept public comments, provide feedback to staff and the applicant, and then continue the hearing to the August 11, 2020 Planning Commission meeting.

Background Update. This item was originally presented at the June 23, 2020 Planning Commission Meeting. As noted in the June 23rd staff report, the Planning Commission would not be able to take final action on the CDP application at that time, because the 30 day comment period on the Initial Study / Mitigated Negative Declaration (IS/MND) would not end until June 25, 2020. Staff presented the project and received comments on the project and the IS/MND. Then, the Planning Commission continued the item to the July 14, 2020 meeting, to allow time for staff to receive and respond to comments. In addition to written and verbal comments provided by the Planning Commission on June 30, 2020 the City received comments from Gina Dawson, representing the group Save Lafayette Trees (Attachment No. 1). No other comments have been submitted to the City at this time. Staff is still reviewing comments and preparing the responses.

Additionally, in response to Planning Commission questions raised at the June 23rd meeting, the City has retained Dr. Mark Jennings to provide an independent opinion concerning the proposed removal of the Monterey cypress trees in the Southwest Work Area and the habitat value of eucalyptus woodlands generally in the Northeast Work Area (Attachment No. 2). This information will be included in the written staff response to comments.

Request to Continue Final Decision. The decision to approve, approve with modifications, or deny this project will have to be continued to a later date, to allow time for staff to complete comment review and prepare the final resolution and conditions of approval. The IS/MND

comment period closed on June 25, 2020. The next hearing date, July 28th, is reserved for the LUP Update study session. The next available date after that is August 11, 2020.

ATTACHMENTS

1. Gina Dawson, June 30,2020 Email and Attachments
2. Dr. Mark Jennings, July 6, 2020 Letter