



PLANNING COMMISSION AGENDA REPORT

MEETING DATE: JULY 10, 2006

JL.7
ITEM NUMBER:

SUBJECT: CONDITIONAL USE PERMIT PA-06-32
440 FAIR DRIVE AND 2524 HARBOR BOULEVARD

DATE: JUNE 29, 2006

FOR FURTHER INFORMATION CONTACT: MEL LEE, AICP, SENIOR PLANNER
(714) 754-5611

PROJECT DESCRIPTION

A modification to Conditional Use Permit PA-05-31 to legalize off-site parking of employee vehicles for the Orange Coast Jeep Dealership at 2524 Harbor Boulevard at 440 Fair Drive, with a minor conditional use permit to legalize outdoor boat and recreational vehicle (RV) storage, and a development review to construct a 600 square-foot storage building.

APPLICANT

The applicant is Dennis D'Alessio, owner of 440 Fair Drive and the representative of the owner of 2524 Harbor Boulevard, Gray Family Trust.

BACKGROUND

Since the submittal of the application, the property owner of the 440 Fair Drive property (Dennis D'Alessio) has eliminated the off-site employee parking for the auto dealer and removed the outdoor RV and boat storage. The proposed storage building has been replaced with a storage container, for which staff will process a minor conditional use permit to the Zoning Administrator. As a result, the applicant is withdrawing the application.

MEL LEE, AICP
Senior Planner

R. MICHAEL ROBINSON, AICP *by R. Robinson*
Asst. Development Services Director

Attachments: Withdrawal Request

cc: Deputy City Manager - Dev. Svs.
Senior Deputy City Attorney
City Engineer
Fire Protection Analyst
Staff (4)
File (2)

D'Alessio Investments, LLC
Attn: Dennis D'Alessio
440 Fair Drive, Suite 200
Costa Mesa, CA 92627

Gray Family Trust
Attn: Sheldon Cohen
732 Via Lido Nord
Newport Beach, CA 92663

Orange Coast AMC/Jeep Inc.
2524 Harbor Boulevard
Costa Mesa CA 92626

John H. Anderson
Attorney At Law
105 East Mariposa
San Clemente, CA 92672

File: 071006PA0632	Date: 062906	Time: 9:15 a.m.
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