



**OFFICIAL PUBLIC  
NOTICE OF ZONING APPROVAL**

February 27, 2020

**RE: ZONING APPROVAL  
BC20-00010  
2094 Balmoral Place, COSTA MESA**

The Planning Division has completed its review of the above-referenced project. Based on the following project description, the project has been approved.

***PROJECT DESCRIPTION:***

The property owner proposes to add a 1,700 square foot, 2<sup>nd</sup> story addition consisting of three (3) bedrooms, three (3) full bathrooms, a loft (bonus room) and two (2) covered balconies, which are above a portion of the existing dining room and 2-car garage. The balconies face west towards Balmoral Place.

The exterior design and finishes of the 2-story room addition and balconies will blend in with the appearance of the existing residence, as well as with the existing residences in the vicinity, and add to the street appeal within the neighborhood.

The zoning approval will become final at 5:00 p.m. on **March 5, 2020** unless appealed by an affected party (including filing of the necessary application and payment of the appropriate fee), or is called up for review by a member of the Planning Commission or City Council.

If you have any questions regarding this notice, please contact the project planner, Raynald F. Pascua at 714-754-5231, or at [ray.pascua@costamesaca.gov](mailto:ray.pascua@costamesaca.gov).

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