



**OFFICIAL PUBLIC
NOTICE OF ZONING APPROVAL**

June 3, 2020

**RE: ZONING APPROVAL
BUILDING PLAN CHECK BC20-00194
2110 MONROVIA AVENUE, 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 convert existing, detached garage into a 599 SF ADU and addition of a new 688 SF 2nd story to the main residence. A minor design review is not required because the structure complies with the City's Residential Design Guidelines. Privacy of the adjacent neighbors will not be impacted because of the proposed elevations and design.

The zoning approval will become final at 5:00 p.m. on **June 10, 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 feel free to contact the project planner, Justin Arios at justin.arios@costamesaca.gov.

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