

October 21, 2021

NOTICE

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Rancho Palos Verdes will conduct a public hearing on Tuesday, November 9, 2021, at 7:00 p.m. via a hybrid combination of in-person and/or all virtual attendance of the seven members of the Planning Commission and invited staff at Hesse Park, McTaggart Hall, 29301 Hawthorne Boulevard and via teleconference using the Zoom platform and broadcast live on the City's website at rpvca.gov/agendas and on PVPTv channels Cox 35 and Frontier FiOS 39, in accordance with Government Code section 54953(e) et seq. (AB 361). Public participation is highly encouraged using the virtual platform as there will be very limited seating (with a combined total of 25 people between two rooms) at Hesse Park. The Planning Commission will consider the following proposed project:

1) ANNUAL COMPLIANCE REVIEW NO. 8 OF THE POINT VIEW MASTER USE PLAN CONDITIONAL USE PERMIT (CASE NO. ZON2010-00087):

On January 8, 2013, the Planning Commission approved the Point View Master Use Plan, allowing 25.5-acres of agricultural uses; a golf course composed of five tee locations, two greens with nine holes, and sand traps; a paved internal driveway; other ancillary site improvements; and up to 30 events at the "Event Garden" located on the subject property. The Planning Commission will conduct the eighth review of the project's compliance with and adequacy of the Conditions of Approval. The compliance review will include, but not be limited to, the operation (including hours), lighting, noise, and any other concerns raised by the public. Pursuant to Condition 6.b of P.C. Resolution No. 2015-19, the Planning Commission may add, delete, or modify any condition of approval to address concerns raised by staff, the Planning Commission, the property owner, and/or interested parties, or may impose more restrictive standards and conditions to mitigate any impacts associated with the operation.

2) CONDITIONAL USE PERMIT REVISION "B" OF THE POINT VIEW MASTER USE PLAN CONDITIONAL USE PERMIT (CASE NO. PLCUP2021-0007): A request to consider the following:

- Revision of Condition of Approval No. 6c to eliminate or modify the annual compliance review requirement; and
- Revision of Condition of Approval No. 54a to allow five of the 20 small events to be allowed to have up to 100 guests provided that the event is for a charity or community event.

LOCATION: 6001 PALOS VERDES DRIVE SOUTH

**PROPERTY OWNER/
APPLICANT: YORK POINT VIEW PROPERTIES**

A Mitigated Negative Declaration was previously approved by the Planning Commission for the Point View Master Use Plan Conditional Use Permit. An addendum to the Conditional Use Permit will be prepared for the proposed revisions to the Conditional Use Permit, as the revised Conditions of Approval do not result in new impact or intensification of impacts previously studied.

If you have any comments or concerns about the proposed project, please communicate those thoughts in writing to Deputy Director of Community Development, Octavio Silva by noon on Tuesday, November 2, 2021. By doing so, you will ensure that your comments are taken into

consideration for the staff analysis of the proposed code amendment. Written comments submitted after noon on Tuesday, November 2, 2021, will be given to the Planning Commission on the night of the meeting. Please note that written materials, including emails, submitted to the City are public records and may be posted on the City's website. Accordingly, you may wish to omit personal information from your written materials as it may become part of the public record. In addition, this virtual City meeting will be televised and can be accessed through the City's website.

If you would like the opportunity to discuss or review project information, it is on file in the Community Development Department at 30940 Hawthorne Boulevard, Rancho Palos Verdes, and is available for review from 7:30 a.m. to 5:30 p.m. Monday through Thursday, and from 7:30 a.m. to 4:30 p.m. Friday. **In light of COVID-19 response measures from the Governor of the State of California and the Los Angeles County Public Health Department, and in the interest of the health and well-being of residents and City employees, City Hall is limiting counter hours and walk-ins by appointment only.**

The final staff report will be available on the City's website, <https://www.rpvca.gov/772/City-Meeting-Video-and-Agendas>, on Thursday, November 4, 2021, under "Planning Commission Agenda". If you have any questions, please contact Octavio Silva at (310) 544-5234 or via email at octavios@rpvca.gov for further information.

Ken Rukavina, PE
Director of Community Development

NOTE: STATE GOVERNMENT CODE SECTION 65009 NOTICE: If you challenge this application in court, you may be limited to raising only those issues you or someone else raised in written correspondence delivered to the City of Rancho Palos Verdes during the public review period described in this notice.

PLEASE PUBLISH IN THE PENINSULA NEWS ON THURSDAY, OCTOBER 21, 2021