
Big Sur Multi-Agency Advisory Council Meeting
Friday, June 7th, 2024
10:00 a.m.
Big Sur Lodge, 47225 Highway One, Big Sur, CA 93920
Congressman Jimmy Panetta and Supervisor Mary Adams, Co-Chairs

AGENDA

Please click the link below to join the webinar:
<https://montereycty.zoom.us/j/99051599039>
Passcode: 043269

Or One tap mobile :

+16692192599,,99051599039# US (San Jose)
+16699006833,,99051599039# US (San Jose)

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

+1 669 219 2599 US (San Jose)
+1 669 900 6833 US (San Jose)
+1 213 338 8477 US (Los Angeles)
+1 929 205 6099 US (New York)
+1 312 626 6799 US (Chicago)

Webinar ID: 990 5159 9039

International numbers available: <https://montereycty.zoom.us/u/acfA1hB15J>

- I. Call to Order**
- II. Roll Call and Introductions**
- III. Approval of the February 9th, 2024 Draft Minutes**
- IV. Public Comment on Non-Agenda Items – limited to 3 minutes**
- V. New Business**
 - a. Big Sur Fund in Memory of Weston Call – Galen Call
 - b. Coastal ADU Ordinance – County of Monterey Housing and Community Development
- VI. Old Business**
 - a. Nacimiento-Fergusson Road Update - Federal Highway Administration
 - b. Bixby Bridge Emergency Taskforce Update
 - i. <https://bigsurkate.blog/2024/05/28/bixby-bridge-memorial-day-weekend/>
- VII. Reports from Member Agencies**
 - a. Big Sur Resident, North Coast
 - b. Big Sur Resident, South Coast
 - c. Big Sur Chamber of Commerce
 - d. Community Association of Big Sur
 - e. County of Monterey Planning Department

- f. Monterey Peninsula Regional Park District
- g. California Coastal Commission
- h. Caltrans
- i. California State Parks and Recreation
- j. Monterey Bay National Marine Sanctuary
- k. United States Forest Service
- l. 5th District, Monterey County Board of Supervisors
- m. 30th District, California State Assembly
- n. 17th District, California State Senate
- o. 19th District, United States Congress

VIII. Report from Non-Member Agencies on Issues Pertinent to Big Sur

- a. United States Forest Service, Law Enforcement Officer
- b. California Highway Patrol
- c. Monterey County Sheriff's Office
- d. Big Sur Fire
- e. Big Sur Byway Organization

IX. Adjournment

Next Meeting – Friday, September 13, 2024

~Thank you to the Big Sur Lodge for your hospitality and for the use of the conference room at the Big Sur Lodge~

Big Sur Multi-Agency Advisory Council Meeting

Friday, February 9th, 2024

10:00 a.m.

Big Sur Lodge, 47225 Highway One, Big Sur, CA 93920

Congressman Jimmy Panetta and Supervisor Mary Adams, Co-Chairs

Draft Minutes

I. Call to Order - February 9th meeting

II. Roll Call and Introductions

III. Approval of the December 15, 2023 Draft Minutes

- a. Sent out, amended, and copies are printed in the back.
- b. Motion by Kirk [Gafill], second by Martha Karstens. Motion passes to approve minutes.

IV. Public Comment on Non-Agenda Items – limited to 3 minutes

- a. Supervisor Mary Adams: The first thing, I want to say before we start this, is there is a vacancy for the Carmel Highlands representative for the Big Sur River Byway organization and I keep hoping that we will have someone who will be able to take that position. Again, as I mentioned, it is a Carmel Highlands representative for the Big Sur Byway organization. Quarterly meetings are at 10 a.m. on Thursdays at the Carmel Highlands fire station. Is there any other member of the public who wishes to make a comment that isn't on today's agenda? If you wouldn't mind coming up to speak at the microphone. Why don't we start a bit of a queue for those that wish to speak. So, please come forward.
- b. Marcus Foster: Good morning. Thank you so much for the opportunity, I really appreciate this format and being able to get up here and voice concerns in our community, it is a great opportunity for us. My name is Marcus Foster, I am a Big Sur resident. I am on the LUAC, the Big Sur LUAC and, also co-founder of Keep Big Sur Wild, a non-profit that we started a couple years ago. Today, with the limited time, I want to address what the definition of a campsite is, particularly an RV campsite. What I have seen happen is there is examples of historic campgrounds that businesses, there are other examples, have brought in these park model units into RV campsite. They trail it in, they take off the wheels, they build up the foundation, tie them into septic, tie them into electricity, they pay TOT tax. They are a room; a visitor serving accommodation. They range in prices from 550 dollars to 1,300 dollars and the county and state still calls this an RV campsite and doesn't add this to our cap counts for rooms here in Big Sur. This is a dangerous precedent. The reason why campgrounds in the Big Sur Land Use Plan don't have quite the same will limitations, whether it's a rustic campsite or a primitive campsite or an RV campsite, is they don't have same impact as someone staying in the room. Typically, people come camping in their RV which is a recreational vehicle. They come in, they set up, they bring all their food, they cook in the campground, they stay by the river, and they are not going out and not impacting the highway as much, doing as many trips as someone staying in the room. I would also add, a campsite doesn't need the staffing levels of a room

- which basically, these park model units are basically luxury hotel rooms. So, you're looking at the impacts of people commuting, more employees needed, more employee housing, more development, and that's why these need to be defined better in the land use plan update. One of my concerns, moving forward and I bring this up because two of our private campgrounds, which are family operated campgrounds that were affordable camping for visitations to come camp, they have been brought up. One of them, 11 and a half acres for \$26 million dollars. And there are 82 maybe 83, RV campsites. If we do not get the definition right, these are going to get turned into these glamping high end units. The county needs to recognize those as rooms, otherwise we are just going to take out the affordability of people coming to Big Sur to come camping. And we are also going to add room cap code total. Keep Big Sur wild has done factual data that we presented to the county that shows we are actually over the cap count allowed in our Big Sur Land Use Plan on rooms. The way to stop this trend is to realize that these are rooms, add them to the room count, realize we are over the camp count, and we cannot have these conversions.
- c. Supervisor Adams- Thank you. Thanks very much.
 - d. Peggy Goodale: Just an observation. Every time we put up a house, it's a lamp, it's a lantern. We have the privilege here in Big Sur of having and trying to preserve the night sky. I just want to remind people to keep the light to themselves. If you have outdoor lights have them low and have them on the ground so you can see where your feet are. And because there was a new bill that recently got electricity recently and it looks like it is coming in, it is a jet plane landing with all the lights going out like this and it is getting crazy, and we will lose our night sky. It is rare enough to find, it is diminishing everywhere so I think it's important. For both residents and absentee owners need to focus on that and to make an effort. That's what I have to say.
 - e. Supervisor Adams: Thank you, Peggy.
 - f. Kerry Frangioso: Hello, good morning, everybody. My name is Kerry Frangioso. I work for U.S. Davis. For the last 18 years I have been doing research on the forest out here in Santa Lucia and all of Big Sur really. We originally set up the plot network to study the effect of sudden oak death, but since we have had these subsequent fires, our research has taken a turn to more looking at fire recovery. I am just going to provide you a brief update of where we are and what we are doing. First of all, big thanks to the U.S. Forest Service, State Parks, the Park District, the Santa Lucia conservancy, the boy scouts, and all the landowners over the years who have really supported this project. We are starting a new chapter where we are encouraging more collaboration. So now our team which was originally just UC Davis is now Cal Poly, which I am now an employee of. Also, Boise State Idaho, University of Georgia Athens, and North Carolina State University. The main focus, as I said, is post forest fire recovery. This includes the role of nitrogen fixer, also studying tree survival and recruitment in the role that [...] has played in all of these things. New analyses are coming soon; comparing how much biomass or trees we have lost and gained through the various fires we have had since 2006. We are also continuing to support the UC Berkeley sudden oak death blitz, it is an annual event, it's a community science

- program where we invite people to sample coastal California each year to get a fine scale resolution of where the pathogen is any given year. Our local sampling station is at Palo Corona thanks to the park district who provided that location for us. This year's date is to be decided, but usually it happens in early May. Surprisingly the 2023 results didn't show cover quite clearly as we were expecting given the really wet winter. But since we were coming off of a really severe drought we think it just may take more time for the pathogen to recover, which also means that this year's wet winter has the potential to be one of the biggest years for new infections. As we have seen a lag a new infections, we expect that to ramp up in the coming years. If you are interested in learning more about the fine scale results of the sod blitz please go to sodblitz.org for more information. I am always here to answer people's questions as well. Just one more thing. I am just curious if there is any way for locals to know when the cellphone tower on Point Sur will be repaired. It seems as though we have access to gain information about PG&E and the regular landlines but not, I don't have any idea on how you get information on when that call phone tower will be up and running and it is an essential service for some of us.
- g. Supervisor Adams: Thank you.
 - h. Joseph Bradford: I am a community organizer and resident here for about ten years. I am speaking now as a bartender, someone who works here and has been for years. We had an incident a few weeks back where someone was acting very strange at all of the businesses, we were all in communication with each other and this person seemed to be having some kind of mental crisis. He then proceeded to try to open the car doors of three different women, one of them with a child in the backseat. Also, he went to the deli and bought nothing but one gallon of bleach. I felt very concerned, I called 911, the people from the taphouse called 911. I called a third time before I finally got a phone call from a sheriff. So, it took two and a half hours to get a phone call. Some people think we need a sheriff here full time, some people don't. Some people think that we live here because a self-governed and policed community is the strongest. What I definitely want is a better response than that. I now know after talking to some colleagues, is you can request mutual aid which will send the Forest Service and whoever is available. That shouldn't be on us, to know that. I would just hope that the Sherriff's department would communicate to its sheriffs', they can't get down here. Big Sur people don't like calling the police, if we call it's because something is happening that we need help with. So, I'm just hoping there is some communication within the sheriff's department, within all the organizations with Big Sur, especially businesses, especially three phone calls, we need something better than a phone call back two and a half hours later. It would have been easy to stop this person, talk to him, he was going the wrong way on the highway, so he was going to have to turn around. We had descriptions of his vehicle, of him, and got nothing in return. Colin here is the manager of the Big Sur River Inn, if you would like to add anything.
 - i. Colin Twohig: General manager of the Big Sur River Inn. I am standing up here today in support of Joseph. Similarly, I have felt the absence, like I believe many of us have of having Officer Villasenor down here in our community. I have spoken to other

representatives of our local businesses, and they felt similarly. So, I am just here in support of Joseph's story and I feel what he is bringing up today is very important. I did want to take a moment to specifically thank Officer Oscar Loza, has made himself personally available to many of us, business representatives and has gone out of his way to help us feel safe. And in support of what Joseph was saying, I feel that with the large void that had been left by Officer Jesse, we just feel, it is extra important to us, when one of us, specifically from a business, a bartender, a manager is calling the Sherriff's department it's because we need help. Thank you.

- j. Heather Chappellet-Lanier: Hello, Heather here with two things on my agenda and I know that this one may not be able to handled at this meeting but the letters we are all received about the AT&T pulling out of 93920; I don't know if that is statewide or if that is just 93920. So, this last storm is a great example of why landlines are so important. The only phone calls I was able to make to neighbors to see how they were, to see how we were from them, were through our landline. I have a 95-year-old dear neighbor living in Sycamore Canyon who will never have cell service or internet given her location. There are many people in Big Sur who are in the same boat. Those technologies will not be transplanted into some geographical locations. I am sure it makes great business sense for AT&T. I am hoping that the government is able to understand that people come first and not profits. My second one is the buildup of trash on the highways, in general: Monterey County, but along the Big Sur highway in particular, there is a proliferation right now of things that seem to be flying out of the back of people's cars or something because there is so much trash. And it is so hard to see it when we have winds, and you just know that is all heading farther off the highway where it can't be found. I know that the marathon is coming up and that will help us with some coastal clean-up. Is there any way, I often think I would love to get out and pick up things and it's not always, it doesn't always feel safe and if there were more times in the year where that could happen on this beautiful stretch of highway, I would love to support that. Thank you.

Supervisor Mary Adams: I think I will go ahead and just make some comments about AT&T. We had a meeting with Betty Saxon who wanted us to know she would be here at the next meeting but she was unable to be here for this meeting. She is our representative essentially with AT&T. As you all know, it is throughout the whole state. AT&T is viewed as the carrier of last resort, and they like to call themselves the CPLR (carrier of last resort). Which means throughout the state, you have to be able to have telephone coverage. There are many places that have cell coverage or satellite coverage and then if you don't have any of those other things, then if you've got a landline, AT&T by law has to provide coverage for you. What is happening now, what the letter indicates, is that AT&T is petitioning to the California Public Utilities Commission to have that responsibility removed so that they would no longer have to be the carrier of last resort. In my district, in the 5th district here in Monterey County, it is primarily Big Sur. We have branches where there is no coverage whatsoever other than landline through AT&T. What is going to be happening now, we asked, "What is your plan for this?" Their comment was, "Well we don't really have a plan

- yet.” We said, “okay, when are you going to have a plan?” They are going to have public hearings. One is in Southern California, one is in the North. But then there is also going to be a virtual public hearing and it is going to be one March 19th from 2pm to 6pm. It will be a live video broadcast with English and Spanish captions. I will give you webcast information, and just really encourage people to make your voice heard. It is so important for CPUC to understand we would be cutting people off at the knees and that is inappropriate and wrong. The webcast is www.adminmonitr.com/ca/cpuc. It’s a state issue, Kate, I don’t know if you have any additional information. That is what I want to encourage. Please, please, please, let your voice be heard.
- k. Kate Daniels (Senator Laird’s office): I just want to add from Senator Laird’s office is that we will be commenting in addition to what Supervisor Adams just said, is that everyone understands that when we lose electricity for the length of time that we do, a battery pack to a voiceover internet portable phone dies. So, for example, I’m heading to my parents’ house in the Carmel Highlands after right after this where they are still out of power, since this weekend. Even if they had the internet phone service that AT&T would like us to move to, it doesn’t matter because if you do not have power, you are going to lose the backup battery for that service. Making that comment, if that is your experience. As well as AT&T needs to provide technicians and service and continue to train people to service cooper lines, which they haven’t been doing for years now. We really do need to speak up.
- l. Speaker: Is there a letter writing location?
- m. Kate Daniels: Letter writing location meaning?
- n. Speaker: (inaudible)
- o. Kate Daniels: Yes, you can do public comment letters and there is on the website where to send the letter, absolutely.
- p. Congressman Jimmy Panetta: Thank you, Madam Chair. Jimmy Panetta, California 19th Congressional District. I spoke with AT&T yesterday; Betty Saxon was on the line. We had our connection in Washington DC as well as the state representative of California. Let me just share a couple of things if I may. I was going to save this for my report, but I will go ahead and talk about it now. What Mary is exactly right, what Kate said as well is smart. They are applying for this. The letter that you received, so they told me, was overbroad, it was overbroad and basically per their attorneys they had to send it. The next thing they said is that in the application to the CPUC, that’s all if is right now, it is going to take not just months but years in order to do this. In the meantime though, we need to make them how important it is that those cooper wires are still in place. We need to make sure that they hear basically, that no matter what happens we need to have those lines in place going forward. The way we are going to do beyond letter writing, beyond a website, we are going to get them here. AT&T needs to hear from you. I told them that yesterday; that they need to come in and explain themselves fully, in order to have the opportunity to also hear from you as well. Something tells me, and it is bemusing to all of us, they wouldn’t understand the importance of these lines, especially in a place like Bug Sur, especially in other areas

- of the 19th Congressional District, like San Lorenzo Valley that I am dealing with as well. They are just as up in arms as you, and as they should be about this issue. These are some of the steps that we are taking going forward. Another thing that gives me hope, at least to show that they are listening, I think we have to make them hear it a little bit more, is that what we heard yesterday, even though the maps, and there are maps on this, that depict certain areas that they are going to try to pull out of. Big Sur is not going to be on there. I tell you that with a lot of hesitation. Although I heard it from them, it is going to be our responsibility, us up here, but also out there, to make sure that they stick to them. Not only that that they expand it, that is not just along Highway 1, but it gets up into those areas that we all know about that do not have cell service, that do only have these landlines. I think you are hearing from CPUC so it is a state issue and but know that we are working with AT&T at federal level as well, to know that we are banging on them also. This is just the beginning, we all have to play a part of this, obviously we are up here but we are going to be asking for your help as well to bang on AT&T.
- q. Supervisor Adams: That is great. Thank you so much for that, Congressman. That is really important. I have a copy of the letter, if you had not seen it. This one was directed to someone who lives in the 93908 zip code. Each of the letters, has gone to this specific zip code with that area's map.
- r. Mauricio Arias (Assemblymember Dawn Addis' Office): I just want to echo what Congressman Panetta and Supervisor Mary Adams said. The Assemblywomen also had a meeting with AT&T's regional representative Betty (Saxon) and they relayed to us the same information. I wanted to mention the interactive map, that Congressman Panetta also mentioned, that shows most of Big Sur is not included in that, but Carmel Highlands is. So, just wanted to mention you can go online and see which areas are affected. We are hoping to get more questions answered when AT&T comes next.
- Supervisor Adams: Thank you so much.
- s. Kirk Gafill (Big Sur Chamber of Commerce): I spoke with Betty Saxon yesterday and received some communication from her this morning as well. The only two things to add as well, other than what has been stated, is that the commitment to come down with a team of their technicians and actual managers because Betty Saxon is just a community representative, she is a spokesperson, PIO role for AT&T, will be prior to the next BSMAAC, so sometime before June. Thank you, Congressman Panetta, for encouraging that more timely response. But we an experience in this community and a history of working with AT&T and their teams in past projects and with the Forest Service up on Anderson Peak and getting improvements to the existing landline. What I would like to just offer to the community at large is that and what I spoke to betty about; is generally, the first wave of AT&T representation that comes down here, beyond the community spokesperson role, knows very little of anything about the technology and its limitations and where it works and where it doesn't work and the various options here. They have the resources within their organization and very skilled technicians who do understand everything. But those are not the first people

- that come down. As you may choose to participate in this, it is really important to be very specific about your location and the limitations and the service and your options. Make it clear to them what options you may or may not have. I encouraged Betty to make sure that she brings the right staff down, not just a number of figureheads from departments who are in charge of departments, but they don't actually know anything about Big Sur, which has been out past experience in the first two or three rounds, and it is about the fifth round of meetings before we finally get to actual movement. From a community perspective, being to identify your location and experiences. It is very important to know if you have a satellite and the limitation of satellite service because that was, yesterday, not going to be considered an alternative, this morning it is. That may be very problematic. That's a little ahead of the game right now but as the process goes on you have to be very proactive and very specific in your information to CPUC as well as to AT&T.
- t. Supervisor Adams: Excellent. Thank you so much Kirk.
Martha Karstens (Big Sur resident North Coast): Yes, briefly because I think everything has been said. Martha Karstens, North Coast rep. I also spoke with Bette this morning, she called me. And because I am such an important member of the community. She did reiterate that while they wanted to send someone here, they did not want to come unprepared. Which is why they would be willing to have a meeting either here or at the grange, not too long in the distant future. They would bring down all their maps and information so they would be prepared to answer all our questions. She also said to me, I quote that, "Big Sur would be exempt." So that's what I got out of that. She is reaching out.
 - u. Congressman Jimmy Panetta: Sorry to interrupt and I told her this. We got to make sure what parts are exempt. Exactly what Kirk said, I love that, Kirk. We need to basically let them know where Big Sur extends to in certain areas.
 - v. Martha Karstens: To pay her credit, they are reaching out, trying to help us out.
Supervisor Adams: Thank you for that. Any other comments or questions on this?
 - w. Speaker from audience: What about the cell service?
 - x. Martha Karstens: I will call her (Betty Saxon) and text her to ask, to see what she knows.
 - y. Supervisor Adams: I don't know that she would be the one who would have any information on cell coverage and when that is coming back up.
 - z. Martha Karstens: [..]
 - aa. Supervisor Adams: Sure, go ahead, thank you. Instant work, I like that. Okay, let's continue with items that not on the agenda. Thanks to all of you for the information you provided to us.
 - bb. Corrine Handy: Hi, I am Corrine Handy a resident in the South Coast of Big Sur and the owner of Treebones. And I am going to take it to something very benign maybe, as opposed to the life-threatening things about the phone service. Mine is about pampas grass and dirt berms. Over the 35 years that we have owned the land at Treebones. There are two things that I have noticed that have increasing every year and one is the proliferation of very invasive pampas grass into U.S. Forest lands. Finn

and I have talked about that, so he is aware how much we are concerned about that. Not only because it's very flammable but also because of the root structure I think of pampas grass, I have been told is very shallow but very heavy, so when the rains come it literally helps pull the mountain sides down out onto the highway. Making it more difficult for Caltrans to do their job to keep the highways clear. So, I understand it's a big issue with U.S. Forestry and we did get a letter from U.S. Forestry, 2 or 3 years ago saying they are going to address invasive species coming into the lands. I think that is probably in the works. But the side to that is something I am curious about, is what sides of the highways Caltrans is also responsible for. I would like to say thank you for the work Caltrans has done this past year on the south coast. We were closed off for six months but this winter, even with these huge storms, it is been smooth sailing to the south, and we are very, very grateful. I can tell that the work that had been done was very well thought out, it wasn't just scrap and go, but there is a lot of going to the 45-degree angle, so it's really going to retain a lot of the stuff that has been sliding in the past couple of years. So, I thank Caltrans for that. But the curiosity about pampas grass and dirt berms in my mind is that, often times what I've seen, is that the pampas grows on both sides of highway before it gets blown up into the U.S. forest. Over the past thirty years I have watched, often times Caltrans will take the dirt rubble that comes off the mountain side and shove it onto the ocean side of the highway. Then over time, they will kind of build berms up, so they are about this high, sometimes they are even higher, they'll pack it down. It didn't seem like they did that in the past. I understand that you can't push the dirt into our marine sanctuary. My understanding was that they were supposed to take the dirt and go someplace else with it. When it becomes a dirt berm on the ocean side, there's three things that happen. One, it becomes a seed bed for more pampas grass. And so, if pampas grass is on the ocean side then it comes up to the side of the highway and viola there is a nice fresh pile of disturbed dirt to for it to take plant in. The other two things about those dirt berms is people can't see the ocean when they are driving in some places in the south coast and I've actually taken pictures from my car where you used to be able to see the ocean but now because of the dirt berm now you can't. That will slow the traffic down and then cause congestion of people who want to pull over for people who want to see the ocean all piled into one little area where there is no dirt berm. The last thing about dirt berms, is though it may seem like a safety feature, we have also seen people launched into the air and down into the ocean to die. Because their car, for whatever reason, whether they weren't looking or they were drunk, hits the berm and the berm actually acts like a launching pad and sends that car. It doesn't stop the car but sends the car launched and I know that personally because my sons are on the fire brigade, and they have attended to that kind of thing. Thank you.

- cc. Joel Depola: Good morning, my name is Joel Depola, I am a South Coast Resident. I had a few comments prepared, but I would also like to echo the comments I heard this morning. Number one, Corrine is right. A lot of these guard rails on the side of Highway 1 get covered in dirt and kill people. Once we address this with Caltrans it

usually gets passed off and forgotten. And more people die, even after those comments in the same exact location due to these dirt berms. Thank you, Corrine, for mentioning that. I also wanted to say thank you to law enforcement officers who are so familiar to us. I find myself personally privileged, whatever social graces may be that I can address these officers by their first name, Jesse, Oscar, and John. These are loved individuals in our community and although we like to champion ourselves as self-regulating and self-policing, we do rely on them very heavily so I would like to thank them at this time for that. I would also like to thank everyone else on this board for being present and thank Forest Service for their help restoring recreation opportunity on the south coast, and CABS for providing gravel and financial assistance to what has to occur, Congressman Panetta's office for Nascimento Furgeson Project. I am sure Bree has the full backing of all our peers on the south coast. She can better decide where those accolades are deserved. I just want to say thank you once again to everyone who is helping keep the south coast rolling. My comments personally are about a topic that I know is not necessarily welcomed here because there are so many subtopics, but it is about short-term rentals. I do not have the opportunity to join the community in discussion as often as I would like outside of this body in order to express my feelings, they are short. On January 1st, last year, there was a new permit fine update, regulation update about the short-term rentals. Monterey County is still accepting TOT from non-permitted short-term rentals, however. If Monterey County were a person and I am giving this person money, and they keep doing illegal things or not enforcing the law, it's a little bit weird, it's a little bit illegal it seems for Monterey County is continually do this, while not citing. They have these people where they live, how much money they are accepting, and still doing nothing. They just send them a letter and say, "It's time to send your TOT," with no citation, no fines whatsoever. It's tacit approval of this type of commercial activity in residential areas. Everyone here being aware of that, I just want to make sure that to me, it is my view, is that Monterey County is accepting funds for illegal short-term rentals, with no consequences whatsoever. If we can define what makes a healthy community and that dream is the land use plan. I would like to thank Marcus Foster for bringing up details about the land use plan. Sadly, to me, it is kind of a pipe dream. It becomes a very useless document when enforcement is not a part of this paradigm. So, I wanted to point that out. I believe that unregulated [...] are driving Big Sur's future and not the community's desire through the land use plan. Thank you.

- dd. Supervisor Mary Adams: Thank you so much for your remarks. Very well done. Thank you.
- ee. Aengus Wagner: Hello Mary and crew. My name is Aengus Wagner, and I am the president of Big Sur Food and Wine Foundation, and I am just giving a progress report for our last year's fundraising. First of all, I want to thank you all for coming and echo what Joel said; it is a great forum for us, so thank you all for making the efforts. Big Sur Food and Wine is a Foundation, is an event company basically and we have also catapulted into being a fundraising vehicle that has probably raised

- more money than other vehicles in recent time. One, I wanted to acknowledge my crew, they are all volunteer based, and I am so incredibly indebted and full of appreciation for how hard this crew works. We gave 225,000 into the community this past year in areas of health, safety, education, and the arts. Everything from Big Sur fire to the health center to the Henry Miller library, to the various small creative organizations like Fiddle Camp and Stage Kids. Our goal is to keep non-profits as vital as they can be. I think it is important, we are not saving the world, but I just want to acknowledge my crew because I am very impressed with them. There are a lot of people in this audience who are great supporters whether volunteers or ticket buyers or donors, I just want to appreciate you for helping us out. Thank you all.
- ff. Supervisor Adams: Thank you so much. Any other member of the public wishes to comment on anything not on today's agenda?
- gg. Betty: I want to underscore what Joseph and Colin said about law enforcement and when we dial 911 in the community. We are a unique community and super fortunate because we pretty much know each other, or we know someone who knows someone. Or ridge by ridge we know each other. Typically, when things happen that are unusual, we look out for each other. In cases where words don't work, we dial 911. When we dial 911 it is important to get a response. Fortunately, we have mutual aid here. So, we have the sheriffs, the CHPs, State Parks, which is probably carrying the biggest load right now, who respond typically. We have been fortunate with Just Mason in the past, as our resident sheriff and then Jesse Villasenor. They know the community, they know who to talk to, so they know how to deescalate situations in a very quick way. But when we don't have a resident sheriff is when things go a bit sideways when we don't get the response we need. I just want to underscore when we call 911, we need it.
- hh. Supervisor Adams: Thank you so much Betty. Any other member of the public who wishes to comment on anything not on today's agenda? In the future should this system work with us, people who are on zoom will be able to make public comments as well. Thank you so much. We will close that part of the agenda and move onto new business. This agenda has no new business on it, but it does have quite a bit of old business. First, we have the Nacimiento-Fergusson Road Update. We will ask for a federal highway person to talk to us about that.

V. New Business: No New business

VI. Old Business

a. Nacimiento-Fergusson Road Update

- i. Finn Eifert: There is no representation from federal highways here today so I will step in. Finn Eifert, District Ranger, from Monterey Ranger District. So, the contractors have been doing great work on Nacimiento Ferguson road, mainly on the east side since they began in April. They did most of work the on the east side of that road, they built several mechanically stabilized dirt walls, they have upsized numerous boulders from 24 inch to 72 each size, greatly improving the flow of rain and water and debris. With the recent storms, however, they were not onsite this week. Prior to this weather event

they did their best to harden all these sites and open excavations. I am thankful to know there are not any new sites created from this last event, so that is good news. They are planning to come back on Monday the 12th and begin work on the west side at what we call site 16. That was the largest washout from the 2023 event. That work is going to require some pretty deep excavation, both down and back, so the road is going to be closed for quite some time here. The west side with no access and a full closure until the work is complete means that access is out of Nacimiento Fergusson through the east and using a detour route of South Coast Ridge Road and Los Boros. Currently there is a little bit of negotiation going on between us, federal highways, and the county regarding the maintenance of that route through west side closure. I had several meetings about that, and I believe we are getting close and should have that finalized here in the next week and will be undertaken over the course of the next few months while the west side is closed. As of the project timeline, the overall timeline is on time and scheduled to be re-opened in August.

- ii. Supervisor Adams: Great. Good news, thank you for that. Excellent.
 - iii. Congressman Panetta: Thank you, once again, for taking away from reporting. Finn is spot on, that is exactly the information that I have and the thing that also gives me a little more hope is that FHWA is continuing to talk to constituents. If that is not true, please let me know. We meet monthly on this project to make sure everything is on track. But if they are not hearing from you then that is a problem. But they say they are, and they are going to tell us if anything is different. Also, let my office know if that is not the case. Thank you.
 - iv. Supervisor Adams: Thank you for that comment. I think that is important for all of us to hear from the county level as well as the state. Thank you. Thanks so much. It is a critical part of being able to get around.
- b. Bixby Bridge Taskforce Update**
- i. Supervisor Adams: A couple of things, we are looking to identify some funds to execute a reimbursable contract with California highway patrol. What we are thinking we would like to try to do is, for about \$100,000 dollar for a year, we could have an officer present during the peak hours, particularly on the weekends at Bixby Creek Bridge. County, Public works facilities and Parks has provided a preliminary analysis to the Board of Supervisors' referral system. I introduced that last year. Public Works received direction from the whole Board of Supervisors to continue exploring options which allow Public Works to work on this issue. So, that is what's going on now. See Monterey, formerly known as the Monterey County Convention Business Bureau, purchased a large A-frame sign, sandwich board that says, "single lane road - do not block." That is put at the entrance to Old Coast Road. It also says to please maintain access for residents and first responders. It is heavy duty, it's changed to the guard rail, and thankfully it withstood all the storms and it's

still there. It fell apart but we were able to push it back together again. People tell me that it is making a difference, I am hopeful that is so. The county communications team is starting to remove the Bixby Bridge from county photos. We have an intern, this is really cool, with our county communications department. They noticed that there was a vista point pinned on Old Coast Road when you look at Google Maps. He contacted Google and had the vista point removed on Old Coast Road and advised to put it at the Highway 1 pullout. That is not going to do a lot of good, but it is better than having it at Old Coast Road. Google approved removing the pin on Old Coast Road and I am so very thankful for that. For those people who have been participating particularly on the subcommittee or the task force I should say, thanks a great deal because that is making a difference here. People who live and know the problem are dealing with the problem. I think we are going to come up with some great solutions. But it does take forever. In my mind, a simple act is that removing the beautiful pictures of the bridge from advertising things makes a big difference. And let's hope that that continues. Mauricio?

- ii. Mauricio Arias (Assemblymember Addis's office): Thank you, Supervisor Adams. I want to thank the supervisor for introducing that referral and to the Monterey County Public Works for the preliminary analysis. We look forward to convening meetings to find funding for the dedicated law enforcement and just hearing the need for additional law enforcement, it just adds an even bigger reason. I did see the A-sign driving here and there was some work being done, but I did get a chance to see it and I just look forward to finding solutions and I'm glad the supervisors were all on board to support the solutions.
- iii. Supervisor Adams: Thank you. Is there anyone else who wishes to comment?
- iv. Marcus Foster: I would like to add to see if anything more can be done. I have been up here over 10 years now talking about this and about what we can also do. I just heard that Big Little Lies 3 is coming out. Let's have a 365-day moratorium on using Bixby Bridge in filming, commercials, that sort of thing. I think that is something we can do today, thank you.
- v. Supervisor Adams: We had comments with the Film Commission about do we have the power to say, "could we please not do this?" Then we thought, the first time they come down to take a look at it, we can have them on a holiday weekend, sunny at about 2 in the afternoon, when they have an appointment in town at 3 o'clock right?
- vi. Martha Diehl: Martha Diehl, in various hats. This is the emergency task force hat. I would respond to Marcus by saying what we need is Big Little Lies to do an episode about being caught in traffic on Bixby Bridge. That would get the word out better than anything else we could do. That is the kind of creativity we are looking for here. As you have heard, there are a lot of folks in the agencies trying to figure out what to do long term. The problem is long term is very long term. That is why I am so excited looking for all sources of

funding for a 100,000-dollar pilot program to have a California highway patrol officer dedicated to the Bixby bridge, 6 hours a day for half the weekends of the year and all of the holidays. That would make a huge difference and give us something to point to say if this works, it doesn't require any development permit, it doesn't require any leave time, it simply requires a bit of money. I don't think this community should bear that cost on its shoulders, it's clearly more than we need to do to take care of our visitors. If everyone in this room thinks about ways that they could contribute to that, that is quickest of the ground, and the easiest thing and most impactful that we could possibly do and then that pilot program might be something our legislators could use to access additional, ongoing funding, perhaps for at a greater length. I am going to let CABS talk about some tools to help with that and I just want to say the most important things I have heard from the emergency task force so far are two. One is the willingness from everyone understanding how difficult this is and the commitment not to give up. Second, all the players in this task force and there are many and I thank Assemblymember Addis's office for bringing us all together. It is really nice to have people not in their silos, we are all talking to the same thing. We all agree that there are going to be attempts that don't work and that is no reason not to try. And that extended to Public Works and extended to Caltrans. We try things to see if they work, sometimes they don't, that is okay. We have to do something because the current situation is untenable. That permission, I would say, really encourages people to bring forward ideas that are unusual that might require kind of cooperation we haven't had before. I really appreciate that attitude. On the part of many government entities that normally don't allow that. It's like a mistake is death, somebody's head is going to roll. Not what the emergency task force is saying. So, we really appreciate that. We hope the sign can be fixed; the sign is fine. We could use a couple more signs. The sign is a great example. The sign was something that came up in conversation. Supervisor Adam's, Chief of Staff Colleen came and talked to SeeMonterey. They made a sign, they put a sign. It wasn't a lot of discussion; it wasn't a piece of referral that had to go through. It just happened. That is the kind of thing we are looking for. We are looking for creativity and cooperation and the crossing of the lines. It is really exciting to see that. From the Byways perspective it is important for us to see that BSMAAC made a referral, put together a group, and stuff is happening. We want to thank you all for that. That is exciting.

Supervisor Adams: Thank you, Martha. Next, we have Alyssa Rendon from SeeMonterey.

- vii. Alyssa Rendon: Thank you, I will be brief. Thank you, council, for this moment to comment. Thank you for the task force and agencies collaborating and working together to discuss the health and safety concerns and as well as provide solutions, short term, long term. Again, I am from SeeMonterey, again

my name is Alyssa Randone, I am from SeeMonterey formerly the Convention and Visitors Bureau. I also brought my colleague, our PR Director, Emily Evans, who has worked tirelessly as well. Especially as we talk to media partners and influencers when they come to Big Sur. I know Ms. Daniels had kind of emphasized the experience of driving over the bridge. We worked in discouraging or even adding to contracts, not to photograph Bixby bridge or to use responsible messaging with our influencers. And we are working on finalizing some education materials for hotel visitor facing staff just to help them communicate to visitors that are making their way to Big Sur on how to be respectful, responsible, follow the laws. And we are working on that sign. So, we will get another sign up. Thank you so much.

- viii. Supervisor Adams: Thank you so much, Alyssa. Anyone else who would like to make comments on this particular item? Any other comments on old business? I am seeing no hands raised, no one on zoom. At this point then we will close that item and go into our report from the member agencies.

VII. Reports from Member Agencies

a. Big Sur Resident, North Coast, Martha Karstens

- i. Martha Karstens: Thank you. Martha Karstens. Big Sur Resident, North Coast. Martha, I love your idea, wherever you were, I think we should one up it, like maybe have a near death experience, saying they can't get out of the county road, and they are dying or something. Add that on as well. Anyhow, Betty is looking into the lighthouse up there and would try get back to me with some information. I wanted to say, first of all, thank you. I don't know, Angus, if you are here or not. Thank you to Big Sur Food and Wine for the donation to the grange, thank you so much, we appreciate that. The grange is going to hold a meet the candidate night, on Tuesday February 13th at 5:30 for our Supervisor Adams new position. Well not new position, the people running for that position when she leaves. I encourage everyone to come down to the grange where they can ask questions. There is a format that they are working on, some of the grange members. If you can, please show up for that.
- ii. Supervisor Adams: Martha, who will be moderating that?
- iii. Martha Karstens: We have two of our grange members and one of them, Bruce Merchants, will be moderating it. I believe they have a couple questions they prepared for ahead of time. The goal, the plan is, Heather, correct me if I am wrong. When people come in, they can fill out a card with a couple of questions, and then someone will go through those. If everyone in the audience was to ask a question, we would be there forever.
- iv. Supervisor Adams: And the date of that and time?
- v. Martha Karstens: February 13th at 5:30.
- vi. Supervisor Adams: Thank you.
- vii. Martha Karstens: The grange is excited about doing this, we are trying to have classes and events for the community, so we are excited to try this. It

will be a first-time thing. So, you have to bear with us everybody, but I think this is a great idea. I am going to say the exact same thing, Angus, for the Historical Society. Thank you, again, for donation from the food and wine, we really, really appreciate that. Not a lot is going on out there. Our board of officers were all re-elected. David Wood who is Stanley Harlon's grandson is President again. Jackie Pappas is our Treasurer, and I am the Secretary. We also have Torrie Buckles who has stepped up and agreed to be our archivist, taking over for Mary Trotter, so we can carry on with that. We are very happy about that. Our new cookbook, there will be a new cookbook one of these days. We have two options now that our last publisher did not work out, so we are working on that and hopefully before Christmas we will get that out. Our cert team members met at the grange. We had the Commander, Evan Rodriguez come down. I don't see him today, but he was at the last BSMAAC meeting, and he arranged for the sergeant to come down from their search and rescue team to meet with our cert team members at the grange. We talked about the new way they are going to be going evacuations. And as we know we can do evacuations during the winter for river things or mud as well as fires in the summer. They have now like everything else, apps that we can put on our phones. We can do things like pin drops and all those things that go over my head. The paper thing where you go up and ask for their dental records and next of kin and everything else, if they are not leaving are to be going by the wayside and we are going to get this new app that we will be using. Hopefully we will have the cell service at places where we go, if not we will probably fill out a paper. We had a great training with him, we really appreciated that. We are fortunate with the last storm, where the winds were probably the worst I have ever seen down here. The rain did not hit us as hard, fortunately. Looking at everyone in town, Pebble Beach, Highlands, and everywhere else, we really dodged a bullet right there. But the cert team was ready to go out if needed. Hal and I have been sitting in, the county of Monterey has been holding weather briefings daily, twice a day sometimes. We have been sitting in on those to keep ourselves posted on upcoming events and I think the next one will be Monday coming up. Thank you to the grange for allowing CERT to use it free of charge. I had a couple of questions and comments from residents. One is county, county are you here county? I'm sorry. The gate on OCR, Old Coast Road, it locks, they lock it which makes sense because tourists go up there are get stuck. But the comment was the fact that it seems to remain locked and not open very frequently. So, it seems to be locked often, was the comment by one resident. We are also happy to see, I don't know who this is, State, CHP, or whoever the call box at Molera is back up and running again or working, so we are happy about that. I would also like to say thanks to State Parks, we had Pfeiffer Ridge Road, we actually go right through, it is

all on park property, had a tree fall on the road. Gary Harp has been very helpful with that. As well as dead trees at the bottom by the mailboxes on the road down there. Thank you to the maintenance staff. Some of the logs are still there. We didn't want to roll them down because they would land on Old Sycamore Road. We didn't think that was appropriate. He is helping us out. Lastly, I heard the comments regarding CHP and sheriff and law enforcement down here. Just from listening to my scanner, I know that State Parks is out there a lot, backing up and or handling incidents down here as law enforcement. No, we should not have to tell county to call them, the county should know that. I just want to say there are State Park Rangers, they respond to medical calls, accidents, as well as law enforcements issues down here. So, thank you to all your Rangers for doing that. They respond to all of it. Thank you, that concludes my report.

- viii. Supervisor Adams: Thank you so much, Martha. Now we have our Big Sur resident from the South Coast.

b. Big Sur Resident, South Coast, Bree Harlan

- i. Bree Harlan: Good morning. Bree Harlan. I don't have much to talk about today. I feel like I was just here. The VUN plan is moving forward, I think Finn will speak more to that. We have gone through several phases. We went through current conditions, desired conditions. And we will be beginning implementation of new strategies to help alleviate some of the pressures from the over visitation. I had to hike around a slide to get here this morning, so that was exciting. I haven't heard much from the south coast residents. I haven't heard any real issues; it sounds like everything is going pretty smoothly. Everybody is looking forward to Highway 1 being open entirely and getting Nacimiento Fergusson open again. That's it. I am going to keep it short and sweet.
- ii. Supervisor Adams: Thank you so much, Bree.

c. Big Sur Chamber of Commerce, Kirk Gafill

- i. Kirk Gafill: Thank you so much, Supervisor Adams. Business conditions continue to remain depressed, both the nature of the winter season and anytime there is in inclement weather. Of course, the most impactful condition being the highway being closed to Paul slide, as discussed in prior meetings. That will continue in relative terms, of about 30-35% decline for some businesses, perhaps more so, until Paul Slide is reopened and there is a continuous through route between Carmel and Cambria. I do want to acknowledge and thank Caltrans for providing monthly updates on a regular schedule, as to the conditions of Paul slide and how that work is progressing, that is very helpful for planning purposes. Thank you very much, Sarah. The third item to be aware that our long-standing executive director of the Big Sur chamber of Commerce, Stan Russel retired at the end of the year. He was the primary person who would be sending out lots of Big Sur Chamber notifications to the broader distribution list which

went far beyond Big Sur businesses, that a number of people over the years had signed up for. So, the Chamber right now is in the process of updating and creating a brand-new website that will be much more interactive and easier for us to update and to not rely on a single individual to be able to edit and update as needed. In this transition we haven't been sending out notifications with the frequency that we have been in the past, but we have the capacity to do so if something warrants it. For the most part, most of the ongoing issues that have come up in the last couple of months have been road related. Caltrans is the definitive source for information in their database, whether it is quick maps or getting on their email distribution list is very easy for anyone to access who hasn't already done so. Of course, CABS does a great job on forwarding information. But if you have noticed the absence of Chamber notifications of late, they are coming back. Right now, we are just kind of waiting for something to be of sufficient urgency or important to include in this. Thank you very much.

ii. Supervisor Adams: Thank you so much, Kirk.

d. Community Association of Big Sur, Ryne Leuzinger

i. Ryne Leuzinger: First agenda item is going to be covered by our executive director, Patte Kronlund, about the CABS traffic cone.

ii. Supervisor Adams: Thank you.

iii. Patte Kronlund: This morning, we are going to tag team, Ryan, and me. Today I am going to tell the story of the traffic counter. Like anything that happens in Big Sur, it will take a long time, in this case four years. I need to start at the beginning. In CABS realized early on that anecdotal information and observations weren't getting the attention of all of you and that we needed to be more strategic in our data collection. That's when we started collecting data on illegal campfires on the south coast front country, illegal camping along our Highway 1 and as well as visitor behavior at Bixby Bridge. Simultaneous to this, we were working on the Destination Stewardship Plan for Big Sur and that was being drafted. Many of you in this room participated and/or were advisors. Amongst many priorities in the DSP that were identified, data was at the top. The last traffic study done along Highway 1 was in 1977. This traffic studied is what informed Big Sur Land Use plan that was drafted in the 80s. Today we only have estimates of 2.9 million visitors annually and that was taken in 1986. Today the estimates are 4.25-7 million annual visitors. But what is the car count on highway 1? If we had a traffic counter this could help provide the data that could lead to potential traffic management and overall health and safety of our residents and the traveling public. To this end CABS reached out for public donations through Monterey County gifts. This provided the funding for not only the purchase but the purchase and the engineering of the traffic counter at Malpaso Bridge. And then the

fun began. We met a lot of heroes along the way, Bear Electric and James King, our engineers. The family that actually allowed us to put the traffic counter on their property. They were curious enough to answer their door to a six-foot three stranger and listen to his requests. And then of course, the county planning and permitting folks who went through the process with us on this really usual request. From start to finish, it was three years. We were up and running in early 2023 but then the atmospheric river event happened. Power went out on the Monterey Peninsula for several weeks. Several trees were down and one tree just missed the traffic counter by one foot. There was intermittent data being collected because of the power being off for several months. Once the power was restored, our engineers discovered that there was damage to one of the traffic counting channels. So that had to be switched to a different channel. By August 2023 we started collecting 24/7 raw traffic data. Some good news, Big Sur Byways organization through the leadership of Martha Diehl has now been the recipient of all of this traffic data on a monthly basis. This is not only going to be used by the Big Sur byways organization but also by the Bixby Bridge emergency taskforce and the Big Sur Land Use Plan draft update. This is a game changer. What we really need going forward is year on year traffic data in order to begin to see patterns. But we also need a second traffic counter on the south coast at the county line, so we get data from both directions. The biggest heroes of all in this story are the traveling public and the residents of Big Sur, many of whom provided donations needed to enable us to do this important work and move it from a vision to operational in a public, private partnership.

- iv. Ryne Leuzinger: I am unaware of any community organizations who has successfully implemented a traffic counter so it's a very large lift and thank you to all who were involved. This is just the beginning of its utility and information is power as time goes along it will be a critical tool for us as a community. Related, I'll note that several of us in this room were engaged in a data collection effort at Bixby Bridge in September and October of 2022. That data is being utilized by Byways organization from Bixby Bridge the emergency task force to help do what Martha Diehl mentioned which is look creatively and collaboratively at the range of options that are available for us to identify this complex problem. Thank you to Supervisor Adams's office for your continued attention to the issues there. Thank you to Colleen for the sandwich board which seems to be helping and is a good example of one good thing amongst several things that might part of the package of strategies there. In an ideal world, the very sizable TOT taxes raised by Big Sur businesses would play a part in the funding CHP presence. I hope that is something that can be explored. Another item for us since our last meeting, CABS has hosted two very successful community meetings related to the land use plan draft updates.

Topics included visitor impacts along the highway, special events, land use, and housing. Several community members were involved as presenters: Steve Bad, Dave Smiley, Mike Chaplin alongside our Commissioners, Martha Diehl and Kate Daniels. The meetings were informative and really helped those present better understand the specifics around the more complex pieces of the updates and really set the stage for a successful workshop coming up on Wednesday the 14th. We have handouts on the back table regarding how folks can make public comments for that upcoming workshop whether that be by zoom or in-person. There was the road challenge near Fernwood and the St. Francis church so thanks goes to Barbra Ray and Ken Wright for bringing the severity of that circumstance to the community's attention. Thank you goes to Senator Laird and Kate Daniels for working with Caltrans on an immediate fix to that road which would have been potentially washed out if that weren't addressed. Joel mentioned the big project down south. There is gravel armoring that has been happening there. South coast feels pretty distant from us at the moment in terms of continued situation at Paul slide. On that side CABS has been fortunate to have one of our board members, Tom Collins, doing critical work about communication around road conditions that has helped people stay informed about Nacimiento or other portions that are undergoing work. Part of that work has involved almost 1,000 pounds of gravel placed on Los Burros. That was really large effort. Thanks goes to Finn for everything that you did to help stabilize those roads. There was mention of the south coast ridge detour being there without South Coast Ridge Road, people would really be in trouble when Nacimiento is also out. Many people helped; our full report mentioned those names. Our last item here is to mention some of the fire [...] at Big Sur work that is happening. Two primary items to make the community aware of are that there is a grant application in process to Cal Fire that would do something pretty critical for our community which is offering 75 days of paid for shipping. If the grant is successful, it would do so for five years. That would include all communities along the Highway 1 corridor from Paso to the SLO county line. In the meanwhile, while we are waiting to hear back about the approval of that grant there is a ten-day pilot program for shipping funded by one of our residents. The last item to note briefly is some GIS work that has been happening, led by Rayner. So, this GIS grant that we have received from a company called VSRI would provide enhanced capabilities to access and analyze train vegetation weather data and historical fire behavior in pursuit of using this data for fire preparedness planning. This is something that will be available, it is an online map for our website. The very last item to note is several things were mentioned about the loss of Sherriff Jesse Villasenor. I know that is felt in our community, he was such a consistent presence at the taphouse

and other places, knew everyone here well. The fire at Grey Rock a few summers ago, I stopped and waited for fire crew to arrive, Jesse actually beat the fire crew there and was the first person on the scene. That's a good example of just how central and responsive he was. A big thanks goes to Marcos and his team at State Parks for everything that they do but ideally, we also have a sheriff presence in the way the Jesse really was a crucial community presence. I'm pretty concerned about the scenario that Joseph had mentioned and it would be good to know more about where the specific communication breakdown was that led to that circumstance, and I will leave it there.

- v. Supervisor Adams: Thank you so much, Ryan. That was a wonderfully comprehensive, really beloved report. Thank you for that.

e. County of Monterey Planning Department, Melanie Beretti

- i. Melanie Beretti: Monterey Bay Housing Community Development. I will keep it very brief. It was already mentioned that we have a second workshop related to the Big Sur Land Use Plan draft that has been circulated. That is on February 14th, which is next Wednesday at Monterey County Planning County Commission. I did want to note because we have an evening program at the planning commission, our start time is actually at 1 p.m. for that meeting, so please take note of that if you are planning to participate. We placed the Big Sur LUP update, it is the first scheduled item and we will do similar as we did last time. We will schedule it for about two hours. We will get through as much of the remaining sections as we can to continue hearing that public input. Really wanted to thank CABS for the incredibly useful traffic count data. It is very timely; it is very helpful. There has been a lot of kudos going around, but the county wants to really acknowledge that as well. We just really appreciate that community partnership to help inform our efforts with the LUP update and other activities. The other couple of brief updates, you'll hear from Caltrans, so I'll just be brief. The Caltrans, Garrapata Bridge plan rail item is returning to the Monterey County Board of Supervisors on March 26th. So that will come back for a hearing. The county has also received an emergency Coastal Development permit application for slope repair near the Big Sur River area near St. Francis and I will let Caltrans share any updates on that, but just know we are working with them to process those permits. In addition, short term or vacation rentals have come up a couple of times, we just had the public draft review period for our environmental impact report for vacation rental ordinances. That public comment period closed on January 29th. We are now taking that and digesting all that that input so that we can continue to move forward to finalize that environmental impact report as well as bring those ordinances back to the Planning Commission and then the Board of Supervisors. We do acknowledge the concerns and challenges with status of enforcement for

those who are operating without permits. I don't have much to add to that, especially in coastal areas, but we do acknowledge it. We are trying to bring our regulations as quickly forward as we can to help get a more regulatory and functional practice in place for those. The other upcoming, I just wanted to get it on everyone's radar, is we have our housing element draft that we are on target to have public review this spring. Right now, we are aiming for May of this spring. We will be pushing that out very broadly and we will have workshops with the Planning Commission and as well as with the Board of Supervisors. We will coordinate with any targeted outreach that will be needed as well. That is a very important general plan element that is updated every eight years where we need to demonstrate that we can build our state mandated regional housing needs numbers. We don't have significant housing sites identified in Big Sur but we are trying to do significant amount of work to get people who aren't able to live in Big Sur more affordable options, closer to Big Sur than where folks currently have to commute from. That is really important to just keep an eye on. Thank you very much.

- ii. Supervisor Adams: Thank you. I just want to amplify one part of this about the builder's remedy. We did not meet a critical deadline for a variety of reasons.
- iii. Melanie Beretti: Having an incompliant housing element is a mandate by state law. Our county is within the region that had to have six cycle housing element adopted and certified by state agencies by the end of last year, December of 2023 which has recently passed. We are still working on that draft and getting that draft released. We have an out of compliant housing element. What that means is that there are some state regulatory implications for that. Some include potential risks for our ability to get funding, certain housing funds were out of compliance. What the Supervisor brought up in relation to AB 330, so there is state law that indicates that if a jurisdiction has an out of compliance housing element, individuals can come forth with development projects that have to meet certain criteria, and those criteria are that the housing projects need to be 100% moderate housing or 20% very low income housing at that bare bones minimum. They can come forth with a proposal and as a jurisdiction you have limitations. There is a very finite set of circumstances in which you could deny a project that were to come forward, it is commonly referred to as builder's remedy. That is what the Supervisor is referring to. At this juncture, the county, we did receive a couple months back, an application or a pre-application for builder's remedy for the map of Carmel Valley that has since been withdrawn. We have every indication that a potential developer with that property has indicated not interested in pursuing that AB 330 option. We do have some other sites, that we have had conversation and individual developers inquiring about that, AB 330.

Our hope is that if we get applications that do move through that, that they are quality applications and that they complement the housing needs that we have. That is something for the meantime that we out of compliance is a very real circumstance that we have.

- iv. Supervisor Adams: Thank you so much. Are there any questions for Melanie on the items she brought forward?
- v. Martha Diehl: Thank you. I would just like to add what Melanie said and again thanking CABS. The CABS data is available to everybody, it is public record now. It is available on the county website, courtesy of the housing community development department. The actual link is about ten miles long, but it is on the VSBO site. And if you just Google, Monterey County Big Sur Byways it will take you there and you will see an entry to access all the traffic counts we have received so far. We will be putting up the Bixby data once we figure out how to deal with the format. The only thing that I would ask is that if you make use of this data for your own work and I hope that all of you will that you let us know so we can support the importance of this as we try to go forward and try to advocate for an additional counter on the south side. Thanks
- vi. Supervisor Adams: Thank you, Martha. Any other questions or comments on this one? Thank you, Melanie.

f. Monterey Peninsula Regional Park District, Joe Navarez

- i. Joe Navarez: Thank you, Supervisor Adams. The Park District continues to work diligently this week to address the damages from Sunday's atmospheric river event that resulted in multiple clogged drainages which resulted in road and trail damages on multiple district properties, root damages sustained during extremely high winds, and many, many down trees. Fortunately, we did not have to implement any widespread park closures. We do have some trails that are closed as a result of downed trees. Once those hazards are clear they will be reopened. To echo a previous comment, I do believe we dodged a bullet by the initial forecast we were seeing were much worse than what happened on the ground, so grateful for that. A couple of brief announcements: the Park District is hosting a strategic planning meeting at its headquarters tomorrow. That meeting is at 9am in the fiesta room and we will be reviewing the district's strategic plan; the 3-5-year strategic plan. The public is welcome and encouraged to attend. The other announcement is for California wildlife days which the Park District is beginning to plan and coordinate in coordination with the Carmel Water Watershed Conservancy. That event is scheduled for Sunday, March 24 at 11 a.m. You can get more information at the website, npre.org. I believe Congressman Panetta and Supervisor Adams were in attendance at last year's event so be on the lookout for your invitation. That concludes my report.
- ii. Supervisor Adams: Thank you. Any questions or comments?

g. California Coastal Commission, Breylen Ammen

- i. Breylen Ammen: I am very happy to be here after missing the last meeting. Unfortunately, I wasn't able to attend because I was at a commission a hearing and one of the major items that I was responsible for at that hearing was the blaze engineering appeal which was an appeal of a county approved permit here in Big Sur to allow Blaze Engineering to put their home of operations just across from The River Inn. The commission went per staff recommendation and denied that appeal, so the county approval stands. Just on the note of Commission hearings and BSMAACs, unfortunately our schedules seem to align in the worst possible way. There is a hearing today, fortunately I am able here because my items are minor enough but three of the four BSMAACs this year are during hearing days so we may be a little bit spotty in our attendance going forward. In terms of other Big Sur related items that we are working on, continuing to review the Big Sur LUP update as well as the other draft LIP updates to short term rentals and ADUs. Looking forward to working with the county on those and hearing all of your input as well in the planning workshops as the public process unfolds. Also working with Caltrans on emergency on CDPs for protecting the highway on the South Coast. Also looking at the project Melanie was referencing along the Big Sur River. We meet with and talk with a lot of the people here on a bunch of different topics. I think those are the major ones I wanted to cover with you today. Thank you.
- ii. Supervisor Adams: Thank you for being here. I know it must be difficult missing a Coastal Commission meeting but thank you for putting your priority here in Big Sur where it belongs. Are there any questions or comments?
- iii. Marcus Foster: I am just curious, the Coastal Commission in the past is in support of short-term rentals and they clarify it as an affordable way for people and families to visit the coast. Just in my little zone of Big Sur there are a couple of illegal STRs, one is \$3,600 a night, the other one is \$12,000 a night. That is the going rate in Big Sur. Just curious if the Coastal Commission in general thinks that STRs are an affordable way to visit the coast.
- iv. Breylen Ammen: That is a good question. I think they can be at times but you're right, they can be extravagantly expensive. In general, the commission in the past has been quite supportive of STRs as the housing crisis continues to unfold. As we see other impacts related to STRs, that's changing. We are still very interested in people being able to affordably access the coast. That probably means some forms of short-term rentals, particularly homestays. Where folks are in their home and maybe get a little extra income to help pay their mortgage. Someone might be able to

get a cheaper room, rather than a \$12,000 a night mansion, I assume. We are thinking about this issue a lot, I think the conclusions will be a little bit different as we move forward.

- v. Supervisor Adams: That is very good news, thank you for that.
- vi. Marcus Foster: I also want to state, the way the Coastal Commission can really help with affordability is to stop allowing the conversion of campsites to glamping sites also.
- vii. Breysten Ammen: That is also something we are concerned about.
- viii. Supervisor Adams: Thank you very much. Yes, Kate?
- ix. Kate Daniels: For Marcus's question, Melanie can you just give an update because I want to make sure that folks know that table 1 that has not been completed, that is something that is being worked on, but the definition of an RV campsite and if you could just elaborate about the conversations we have been having so you can be reassured about our thoughts and what we have been talking about.
- x. Melanie Beretti: So, part of the update of the Big Sur Land Use Plan, within it, there is table 1 that refers to different categories. There are visitor serving facilities, there are rustic campgrounds, and rustic campgrounds are not limited in any way in Big Sur, but other types of visiting facilities including in-rooms, RV campsite, and hostels do have caps on the maximum numbers. A part of the Big Sur Land Use Plan update is both, we have gone through extensively, to try to get an accurate count of what is here already. We recognize there are some differences in how counts arrive. We are looking into what's here and what changed and shifted from when the original plan was put in place to how things have been actually evolving in the marketplace and been permitted and have been really central this, we have been really trying to look at ways of defining rustic campsites, defining a threshold that moves you out of lower impact and by nature a more affordable experience to something that can very quickly can ramp up for many hundreds of dollars a night. This has not come forward yet as a part of the Big Sur's LUP update workshops. It is going to come at a subsequent workshop. We want to first roll out the text and policy pieces. Then we will be bringing the land use and zone maps, we will be bringing a discussion around the actual table and definitions and counts for visitor serving different types of facilities. It is very active, and we've been engaged with Coastal Commission on this for all of these purposes of what it looks like to retain an affordable access to Big Sur.
- xi. Supervisor Adams: Do we have a timeline on when those decisions are going to be coming forward?
- xii. Melanie Beretti: It is really going to depend. We are going to see where we get up to at the next workshop. It is a very large document; it is a lot of information. So, depending on where we get to with the next workshop,

that will decide: do we come back and finish additional topics or are we able to come back and present new topics. It really just going to depend. We want to make sure we are hearing from the community, and we are really getting input and feedback.

- xiii. Kate Daniels: I guess just want I would add too though, is an RV campsite that was identified in the 1980s where an RV campsite would pull up to a campsite and be self-sustaining and one that's there when you arrive and connected to electricity and has all this service, is not the original intent of an RV campsite. That is the conversation we are having, we understand that and looking at it holistically in terms of the impact of actual number of visitor serving units.
- xiv. Supervisor Adams: Thank you and thanks for the additional comments, I think that was really important.

h. Caltrans, Sara von Schwind

- i. Sara von Schwind: Low and behold, there was a traffic collision, so we got held up, so apologies for being late. I know, even Caltrans couldn't get through. Although we did talk about turning on the late, that was not a good plan, so I apologize for our being late, it was an hour delay. We were going to be here in plenty of time. Good morning, everyone. I have quite a few things, I'll just start with Paul. Thank you, Kirk, for recognizing that we have been putting out our press releases, the last one came out this week, just on Wednesday. Nothing has changed between Wednesday to now. That is the good news from the press release. Paul in general, is faring better than we would have expected, that is really good news. As most of you probably noticed they are still showing the late spring opening. Part of this is how we are going about doing the work. We have a large cut that still needs to be done at this site. I would liken it to the roof of a house. If I needed a new roof on my house, am I going to choose to open it up today when I know that I have more storms coming, probably not. I am going to wait until June or May when I know I have less storms coming. So, we are treating it in that nature. We are at a very critical point of Paul Slide. We are waiting, it doesn't mean we are not doing work, we are doing the drainage, we are getting the grade ready for the road. We do have a large, wide surface for the road elevation. That is what is allowing it to perform so well, is we have berms and things that are keeping it free and that is coming down from the slopes, and away from the area we are trying to work on. So, really good news on that front. I'm sure that some of you, if not all of you are aware we had a new rockslide occur at postmile 29.5 that was essentially close to Dolan Point, just south of Rat Creek. We went out to elevate it yesterday, it was still moving a lot. Boulders and things coming down, the good news is we have gone out there this morning and done a new assessment of it. The short of it is we need to get some spiders, I don't know if you remember, Mill Creek, but

we had plastic spiders up on the slope, well we are calling the spiders back in. We have to actually put some anchors above the failure. So, these anchors have to get drilled and we have to let them set with concrete for 72 hours. We anticipate that these spiders will actually be up there by Tuesday. We are not wasting any time, they will be out there putting these anchors in immediately and then with the weather that is coming, we have more weather coming next Friday, with that taking into account already, we are hoping to have it open by March 8th. We have at least a couple weeks' worth of cleaning and trying to get this location fared up. It is not passable; it is not a good idea to be below it. Even our own geotechnical engineer is not walking below this site. We not recommend anybody going to hang out there. We are working from the sides, that is why we are having to take it from the top, down. If we take it from the sides we could have injuries or worse death. That's the story at that location.

- ii. Kate Daniels: What are we calling this location?
- iii. Sara von Schwind: We are calling it 29.5 right now. We talked about it on the way up, what should we call it? Dolan point? Right now we are calling it 29.5. There is people that are in-between Paul slide and 29.5. The road is closed at post mile 20, so a little bit further south than limekiln. We have chimney shoot which is very active right now, so we are trying to keep people away. But there is nobody between the campground and that location. The big part is that we do have people between Paul slide and 29.5.
- iv. Bree Harlan: As a resident who is stuck between Paul slide and this new slide and you are talking about a month until it is reopened, what sort of [...] Very curious to hear that.
- v. Sara von Schwind: What we have decided is that Paul is, as long as it is dry and not raining and not storming, it is much safer to take people through there. We are going to convoy people from their location, and they can go south. We will do that probably twice a day. I think we are talking about 8 am and 3pm, rounding people through there, so that is what we are doing. When it is raining, we won't be able get you through there because it becomes very active when it is actively raining but now we have some sunshine. We are looking forward to taking people through there. That is why I have been looking at my phone because this has been going on right as we are sitting here. So, trying to make sure that we can give you access.
- vi. Bree Harlan: Okay, I do have a comment on that. People have become so reliant on everything north that going south is not going to helpful for a number of people because everything they need to access is north. I hope there will be some more thought that goes into thinking about how now based everything they need: gas, electricity, groceries, propane, all of that stuff is going need to be taken into consideration.

- vii. Sara von Schwind: I fully understand. I know my own geotechnical staff who is very okay with risk. Some people have an inversion, like my mother would be horrified, some people have a higher risk threshold. The people that have a higher risk threshold right now are saying absolutely not a good idea to be below that slide at all. What we have now is material that is two thirds of it, and you can't see from the road, so that is part of the issue. It looks like, it looks like it is just a slope of material. We have a rock band is supporting material above it that has moved three feet, that is coming down. It's a rockslide so it's within the rock matrix, so if the rocks release, it is going to come down. Part of the reason is we need to get the spiders up to unload that and remove that material before we can even think of have people coming, otherwise we would have people below and try to from below. I fully understand the imposition, that's why we are, this happened yesterday between 6 and 7 a.m, is my understanding. We have a contractor out there and we are working as fast as they possibly can. Part of the delay is because of the weather, we have more weather coming, unfortunately. It is a substantial rain from what I understand. That may change, we know the weather has been all over the map this year. That is the best I can say right now. We will look for any opportunity as we always do to get you through. But that is why we started talking about Paul and I recognize what you're saying which is absolutely valid.
- viii. Supervisor Adams: Based on that, if I can interrupt your presentation for a second. How will you get home today?
- ix. Bree Harlan: How will I get home?
- x. Supervisor Adams: following all of rules, how will you get home?
- xi. Bree Harlan: I am not attending to get home today. I can't. It would be impossible to get home. Everybody that is between Paul slide, the community of Hermitage, the community of Lucia, the community of Big Creek, every single resident of Morning Glory, .16, a number of people.... So there is probably about 50 people right now that would effectively trapped for the next month. An island: no supplies, no groceries, no gas.
- xii. Sara von Schwind: Well, you can go south, that's what we are saying.
- xiii. Supervisor Adams: Could you get up from the South? Could you go to Salinas essentially?
- xiv. Bree Harlan: If Paul slide is open, I would drive around.
- xv. Martha Karstens: About 4 or 5 hours.
- xvi. Supervisor Adams: Yes, that is what I wanted to hear. So, you would have to go all the way down to San Luis Obispo and come down?
- xvii. Bree Harlan: I would take Paso Robles over the 46 to Cambria up to Highway 1 through Lucia.
- xviii. Audience Speaker: Can you tell us the numbers and how many people are trapped that depend on work north of this slide?

- xix. Bree Harlan: Dependent on work, not that many, probably about 10-15 people I would say. Probably about 50-60 people that make their life down there. It is entirely off the grid so there is going to be diesel, depending on where generator levels are at as well as gas, fuel, propane. Mostly everyone is okay on propane. But groceries is going to be a big issue. I guess go south, when will that begin, when would the convoys begin through Paul slide?
- xx. Sara von Schwind: We are talking about that today, so I don't have the, I think we already worked with a resident who had a very important medical appointment who needed to get out and so we worked with them. We are trying to..
- xxi. Bree Harlan: Immediately, okay, then that will relieve some of the pressure. The other issue is also mail and packages. I know Lucia lost their whole computer system and they are awaiting vital equipment to fix their computer system for the business. So, mail and packages are going to be an issue that I hope we can coordinate, I think that is going to be the big thing, mail and packages.
- xxii. Supervisor Adams: Please stay in touch, because we have done that before and we have done mail drops before, so it is not a problem.
- xxiii. Martha Karstens: One thing, Matt, you are probably already thinking about this but if there is medical emergency there then they cannot go through that slide. Now somebody from Lucia has to go further South.
- xxiv. Supervisor Adams: To lead the convoy.
- xxv. Martha Karstens: It is a challenge for the fire brigade to deal with all of this, but that is just what popped into my mind. Somebody just right there now has to go in the other direction.
- xxvi. Matt Harris: It is really positive news about being able to get through Paul Slide. Access for emergencies will be up from the south due to this new slide area. That's fine. The mail part: Andrew is already doing mail all the way around, I think three days a week. If we can just get the address, which if Bree if you could just confirm, it would be Lopez Point?
- xxvii. Bree Harlan: Yeah, everything from Rat creek north can continue to stay north, so that stays the same.
- xxviii. Matt Harris: Let's talk after but if we talk after we can get that information to Andrew and then he could just dd that group of mail to the southern route he is already doing and if we can get the mail through during those convoys, however that is going to go, that will solve the issue at least until May. We can make it happen.
- xxix. Supervisor Adams: Andrew is doing this himself.
- xxx. Matt Harris: Oh yeah, he does do it himself, he really enjoys it.
- xxxi. Bree Harlan: You could coordinate with FEDEX and UPS and well.
- xxxii. Supervisor Adams: Back to you Sarah, sorry for that interruption.

xxxiii. Sara von Schwind: No problem. We anticipated this; we weren't happy. If somebody could put a big bandage on it, it would be much better. We did inform Monterey County yesterday during the operations meeting yesterday at 4:30 p.m. that this occurred, and we that were working on what was going to happen, so they are aware as well, just so you know. Ciabatta removal: we had quite a bit of a robust session last time that we were here on December 15th. I am happy to tell you we are working with Monterey County Conservation Agency and the Little Sur Ranch. There is a combined effort there for about 20 miles of highway, that we are going to be working on a MOU type document, an interagency document. We will be helping with providing some traffic control. Little Sur Ranch is going to be removing ciabatta and so there is going to be a big effort. I am anticipating, we are not in charge of this, so I don't want to give a timeline, but I got the feeling it would happen in approximately 3 months, something like that. We are not talking years but this season. I just want you to be aware that we are going to be working on addressing some of that. I know that doesn't address the south, but we are making some attempts in conjunction with others who are interested in removing the ciabatta and pampas grass. I wanted to make sure I mentioned that. I also wanted to mention there is a list of projects in the back so make you can grab one on the way out if you are interested in that. We are still looking for, and it may be happening so I don't want to infer anything, but we are still looking for the woody debris management along the Big Sur River. There was supposed to be an updated document, we are working from which is the Big Sur Protective Waterway Management Plan from the 80s. I know there was going to be some effort to address that. I am mentioning it because St. Francis is from woody debris forcing water against the highway. So, St. Francis, yes, we were able to get an emergency project there. Unfortunately, our agencies, our resource agencies are not seeing it the same way. We have U.S. Fish and Wildlife; they do not consider it an emergency nor does the U.S. Army Corps does not consider it an emergency. The Water Quality does not either. With that in mind we are not able to do much. We are ready if it starts to erode further into the highway but if you don't see work there, it is because we are, staged and ready, but we do not have permission. I know we are working with Monterey County and also Coastal commission. It is an extremely sensitive habitat, we are fully aware of that, but at this point we do not have permission to move forward with a repair at that location. I just want to mention that because if I was a resident and was driving past it, I would just wanted to mention that because if I drove past, I would be like, "where are these people working on this?" For those that don't know, the blocks from the wall from the 1970s, the block wall fall into the river. It is undercut because the water is being driven at the base of that wall. We

have pictures of where there is a nice big gravel bar in front of that wall in like 2012 and things like that. The river changes, it is partially because of the debris that is in river and how it forces the river to go through there. We are watching it and ready, especially during storm events, we are ready to act. But there is not much we can do, we are working, we will have a meeting that is coming next week with resource agencies. It's not like I am throwing in the towel, I just wanted to let you know in case you don't see work there. We are working with the agencies so that we can do what is best for the environment as well.

- xxxiv. Kirk Gafill: I just want to ask on this topic that for are of our elected officials to be going to those agencies to emphasize the emergency impact that will certainly occur if there is a road failure at that location which would create yet another island. We just heard in every clear detail about the impacts on the section of coast with 50 residents isolated, we would be talking about many 100 residents as well as additional businesses and there is no alternative route other than Highway 1 through a slide that is impassable at post mile marker 29.5 and then of course Paul Slide is subject to weather. If there is a failure at St. Francis that is an extraordinary economic and great hardship to the community. The definition of an emergency probably needs to be reconsidered by these agencies to give Caltrans the latitude to ensure an effective repair there.
- xxxv. Supervisor Adams: Thank you, Kirk. Any other questions or comments for Sarah?
- xxxvi. Kate Daniels: I have one. I just wanted to go back to the press release that was issued then. There was a press release that was released a week or so ago that stated that work was going to be done or am I remembering it incorrectly?
- xxxvii. Sara von Schwind: We did go in and remove some of the woody debris because what we have to do, in order to do some work at that location, is the flow of river eventually needs to be away from the wall. We went in there; I can tell you we are not really in good favor because we did that. So, this is the next step that we want to do, and it was like "no", we disagree. We are meeting and having conversations. We did go in and do debris removal, so that seemed to help the higher flow away from this wall because it has failed and has dropped into the river. The only reason some of the pieces are there because it has been cabled together when it was originally constructed, it is a 1970s wall.
- xxxviii. Supervisor Adams: Thank you.
- xxxix. Kate Daniels: We remain available, Senator Laird's office and I'm sure everyone else on this state side if there are issues with state regulators that need to be addressed.
- xl. Sara von Schwind: We are working, I really wanted to up front because I would wonder if I was driving that all the time.

- xli. Corrine Handy: Just a brief question. What area on the land on either side of the highway is Caltrans responsible for?
- xlvi. Sara von Schwind: We essentially have an easement for all intensive purpose. We might have an easement for 20 feet.
- xlvi. Corrine Handy: 20 feet on each side of the highway?
- xliv. Sara von Schwind: Well from travel way or center line.
- xlvi. Corrine Handy: So, 20 feet to both sides from center line?
- xlvi. Sara von Schwind: Pretty minimal. We have gone through, my crews have done some removal in some of the high concentrated areas, like where people stop to go hiking, at turnouts. We figure if there is pampas grass there, they are going to grab that and take that. We have made a concerted effort as a first blush to try and go and address those locations because even as a kid I remember in Monterey, grabbing the prawns and running around. It was irresistible, not knowing I was doing damage though.
- xlvi. Corrine Handy: What about St. Francis? Isn't it within your easement to correct if it is 20 feet from the center line?
- xlvi. Sara von Schwind: Well, it goes outside our right of way. The river is, the Big Sur River has its own management, so actually it is Monterey County that is the lead on the river management according to this document at this location. This is not the whole document; I just have a couple of pages.
- xlvi. Corrine Handy: You can't shore up what is in your easement?
- l. Sara von Schwind: The river is right there, so it drops right into the river, so of course that is a very sensitive resource. And it is spawning season so, I'm not debating the sensitivities of this location at all, I want everyone to know that. It has to be a concerted effort because I know that's what happens, if something happens to this road, we have all been through this. It is considered an emergency for Caltrans, for us, because we need to shore it, so that is where we are starting.
- li. Supervisor Adams: And you said there were issues with some of the other entities and jurisdictions? Is one of them the county, are we giving you grief?
- lii. Sara von Schwind: Well, it depends if they want to keep the Coastal Development permit or if they are going to shuttle it to Coastal Commission so we can talk about it, but I honestly don't know where we are at.
- liii. Melanie Beretti: I have not been in that direct conversation so I can't speak on that.
- liv. Sara von Schwind: That is totally fair, and you notice my hesitation because somebody knows a lot more than I do sitting here. I know we are having the conversation.
- lv. Melanie Beretti: I can tell you we are doing everything that we can to appropriately regulate in the most efficient way.

- lvi. Sara von Schwind: We would love to just work with Monterey County, but the whole thing is in your jurisdiction. So that is where we are at. Is there any other questions about St. Franics?
- lvii. Audience Speaker: This is what the multi-agency thing is about, you got Coastal Commission, you got Monterey County, we have every entity here, we should figure it out before we leave who is stopping it and see if we can't fix it. If that collapses into the river it would be worse for the steelhead spawning, then whatever you are going to do.
- lviii. Sara von Schwind: Part of the reason is that we all know what we are working on, and I am not saying the agency is not working with us right now, but they have deemed it not an emergency. We are going to plead our case basically at a meeting on Tuesday.
- lix. Kate Daniels: You listed Army Corps and?
- lx. Sara von Schwind: The U.S. Army Corps, Regional Quality Water Control Board, and also U.S. Fish and Wildlife. Those are just some and I don't have the whole list in front of me. So, anyways that is what we are working on. We are getting together, and we are having a meeting. I appreciate what you are staying and that is partly the reason I bring it up is because we are having challenges. So, it doesn't mean it is not going to be overcome at all, that's why we are here, I have seen a lot of collaboration at this table, so I am very thankful for that, quite frankly. We all have a very complex environment to work in. Unless there are other questions, I just have one more thing to mention. Any other questions on that? I don't want to cut anybody off. I just want to thank you for all for allowing me to work with you for over 10 years on this, BSMAAC. I will be stepping down from this position and I will be retiring. I have spent over 10 years on this dais working, I have been as engineer on the coast, it was one of the first places I went to as an engineer was Limekiln Beach to look at the [...] that we had there. At that time, it was a stove, pipe, and concert poured on the beach an that's been long gone since now. A wall that was in jeopardy so that's been over 30 years of working as an engineer as well on this coast. Of course I go back as well to 68, I grew up in Monterey, I moved to San Luis Obispo. I still have the award from the camp that was run on the Big Sur River with broken arrow because I was really good at archery. I still remember running in the Big Sur River, we used to swim in it, and camp. I have a lot of history and I have worked from both ends coming in. I just want to thank you for the opportunity to work with all of you. I will miss you. I will go back to the beginning of my lifespan of just enjoying the beauty that you have here. I still have pictures I drew of the tidepools as a little kid at Point Lobos, right. Anyway, I have lots of memories here and look forward to still enjoy this community in a slightly different way. So, thank you. I will still be around until May, but I won't be here for the next BSMAAC so that's why I felt I needed to thank you.

- lxi. Supervisor Adams: If we had known in advance, we would have brought a cake. Well, congratulations and you will be dearly missed.
- lxii. Martha Karstens: Mary, before we go on, I did want to say I did hear back from Betty from AT&T, kind of a non-answer but they aware of the issue and looking to resolve the issue as soon as possible, but they didn't give an ETA. So, there you have it.
- lxiii. Supervisor Adams: It's better than nothing. At least we know the question was heard. Thank you so very much for that, Martha. And Sarah, thank you very much for your report and more importantly your lifetime of service to the people of Big Sur.

i. California State Parks and Recreation, Brant Marshall

- i. Brent Marshall: Well first of all, I cannot believe that we are doing zooms and having this kind of technology here. I see young people raising their hands in the back. I look old. Am I that old? This is horrible. Feeling good. Well, this is nice, things are always changing. I have actually planned this, prior to that announcement. Sarah, it is such a privilege to work with you and speak directly to the issues. You know, we have so many issues with Highway 1 preliminary design of that and none of the design development was your fault or had your input from the 30s. You have just been exemplary of dealing with issues, so happy to work with you. I was going to talk about some of the other things State Parks are doing to try to help Caltrans issues. As a non-party member in the St. Francis site. So, we are staging a lot of boulders at Navy Facility right now. Got a call of course, after at four o'clock on a Friday just last week saying, "hey boulders are coming, what can you do to help us out." So, we swung the gates and we're still working with the permits and things. We were hoping work could get done too, because not only are land managers and we have a lot of staff here, state parks feel like we have our own agency and directives obviously but many ways also a part of the community with seasonal employees, and people who have been there for a long time. We are trying to help, and we were hoping that the project would go forward. But we also understand that complexity in that issue there, again a non-party, it literally goes it river, right to the highway. There are other areas that go: the river, state parks, highway and we do have more agents involved in it. We work well together. There are a lot of well-meaning but sometimes contradictory statues and legislation, and the community knows that. There are some things in Fish and Wildlife, federal, states, highway use, traffic use, and camping use that kind of conflicts. You (Sarah) have been exemplary in dealing with that. Thank you for all you have done there. We are here to help as a state agency in that regard. Also removing the wind debris, I remember that seeing that, the log jam move last year. I remember people were excited about that, but I was thinking that might not be such a great thing. There was a lot of woody debris that was

removed because People upriver were worried about back water. So, there is a balance there, gravity and the natural world and you move one thing, nothing is an island, everything is connected. So, thinking about these things thoroughly is important. All that to say, there are times where that juncture is critical to health and safety. I hope we can get a project there, and we will do everything they can to help. Speaking of change, Marcus Ortega has been here for quite a while, I am quite jealous of him being able to have this seat. He has done such a great job; he is up in Monterey right now so you guys will be stuck with me for a little while. Selfishly, I like being here, but I cannot thank Marcus enough for all he has done, he is a great community member and State Park representative. So, I hope I can do as well as he has been able to do over time. Being a part of this group is a really nice, great example of the participatory democracy we have here. The AT&T group, I remember being here 4 or 5 years ago when I was coming to the meetings more regularly and AT&T was not as conversant to this and it has taken time, but it is a great example of everybody here pitching in and making sure we can at least get some conversation going to have communication. I will also look into AT&T tower at the top of the rock, because it is on state park land. So, maybe we can go other avenue, but we will share any information that we can. Regarding housing, we are open to working with the sheriffs' office to continue housing. I also get the privilege of being at Chiefs' meetings, law enforcement, chiefs' meetings and I won't say what the Sherriff hasn't said publicly but recruiting law enforcement and help in that regard. It is not the most popular job right now. They are having a real hard time getting people here but if they could have a resident deputy, we would be happy to work with them on housing on state lands. That lease that Jesse had expired well beyond that, but the Sherrif but we knew was short, and they were moving Jesse out of this patrol area. But we did work with CHP, and it took about 7 to 8 months to get that permit and only about 7 to 8 months to build the houses. That is just the reality of doing business. The best time to plant a tree was 20 years ago but if you didn't you could do that now. I am working with the Sheriff's office, Coin and Tina, we are trying to find a way to get come housing if they can have a deputy. The other thing is Jesse was pulled out here because of patrol service. So, we hope to have rangers here, we are happy to provide housing for CHP officers. We are working with the Sheriff's' office to reinstall that. It's great to hear our rangers are doing the most that they can, they are state reps, so they have jurisdiction in state parks. They also have an area of response, and they can help on the highway. We ourselves are having trouble with law enforcement recruiting and retention issues here. So, that was good to hear that the community supports that and the few ranges we have are doing a good job, we wish we could say that we have a few more but that is what

we have now. I am, again, really happy to be a part of the community in that regard. Speaking of public safety, some things I will say that state funds or letters that are coming out, hoping that we can continue the public safety component on that. Mary came down just a few months ago at the end of last summer and on her, the Honor Monastery beach team, we have had no fatal drownings for over three years since we put that lifeguard tower up and we have been patrolling that. My staff always gets nervous every time I mention that, and we knock on wood when we can. That is just an instrument of what we can accomplish if we are funded and staffed appropriately. I just encourage this group because I cannot advocate for a Governor's budget, but I encourage this group, that we continue to push for public safety, lifeguards, law enforcement rangers and continue to advocate for the needs that we have in this community. We increased our budget a while ago and received the benefits of that measurable... we went from multiple fatal drownings every year up to 2020 to 0 year over year. That is a real concern should state funding collapse for projects for those things, but if it collapses for public safety, we are literally [inaudible]. I just want to continue to advocate for the public safety of all our agencies working cooperatively. I just want to thank CHP and the Sheriff's office for all their help on that. I was going to talk a little bit, I know we are running long as usual, I was going to talk about camping and cabins if I may take two to three minutes. As a state park professional for over decades now, many decades, we ourselves are going through a cabin project, I was actually, surprised we didn't get a lot of discussion in our cabin project, admittedly it is only about 9 cabins. There is always that push and pull, are we offering cabins? And the intent of State Park cabin can happen in this area. There were analysis of this, and I have been involved in this for over 15 years for families who might not have the same appreciation for buying tents sleeping bags, it can cost a lot. Having a cabin for \$150 to \$200 a night in many ways may be less expensive for families. That is a robust decision that has to be had. Even myself, we looked at our cabin project, you know those cabins might be over \$200 a night and I had kind of wide eyes because the intent of state parks when we received the money to put these cabins in was to reduce the cost barrier. We don't want to have to buy tents, we have families who don't want to buy tents and buy things, they want a basic, rustic cabin and you can look at the designs, it's all online. It does have power, so you can plug in your medical devices or a small space heater. The idea is People can camp with a basic sleeping bag and have a clean shelter for their family and enjoy the outdoors. Many of us, I have been able to enjoy it with my nice REI tent and my zero-degree bag that I paid for many years ago. We can camp and enjoy things but there are families who can only come for 2 or 3 days a year. Our cabins are designed in that regard, and I am

mentioning that because when we talk to the Coastal Commission, how come it is \$200-\$250 dollars a night for a rustic cabin because the cost of operating have gone up. We are being constantly encouraged, “how do you reduce that price?” But cabins and implementing them are expensive. At the same time, it is very clear that the intent of camping and enjoying wild spaces and having those barriers between us and the natural world are meant to be removed. What’s happening it is becoming blurry. I would encourage people to comment on the state cabin project, to continue to look at funding and discuss if \$250 is too expensive for people, for a family of 4 to camp in, what are the mechanisms to offset that? We don’t have the budget to offset that kind of scholarship if you will but are there other implements or other avenues of dedicated state funding for that. State parks operate on a zero-cost basis which means our camp sites are usually the least expensive. Pfeiffer is cheaper anywhere along the Big Sur coast. We do that to offset the cost of utilities, rangers, operators, trash, all of those services are. In the last seven years trash service at Pfeiffer has doubled since I have been a manager which is wild. But we can still offer that without increasing the sites for not much at all. I am really proud of what we were able to do. I will say as a point of discussion, I will say as someone who looks behind the curtain at what it takes for waste management to come out to these remote areas, what it takes to get reliable utilities and what you are required to have for generators and things that offset those things, when the utilities are off and waste management and permits for those things. It is expensive, but that is in the hundreds of dollars range more than you might expect, not the thousands. It does need to be a realistic conversation. We have had robust conversations with the Coastal Commission about what we can do to charge and how do we to lower them. Sometimes the answer is, we can’t do much more outside of getting other augmented state funds but sometimes we look at creative ways when we can, we need that. Even our own cabins, much like myself, even someone who has been building their own cabins in San Luis Obispo and Sonoma County, and here in Monterey over the decades, it is shocking how much it costs to run an operation. It does need to be a regional discussion. I will just close this out and hopefully some of my years of experience can help yield a discussion. I am happy to help participate in any boards or discussion panels in the future.

- ii. Supervisor Adams: Thank you so much.
- iii. Martha Diehl: We heard about the project for the park units, and I want everyone to know that Monterey County counts those as visitor serving units and not rustic campsites. That was the precedent that was set, it was not saying this is an RV campsite, it was not saying it is a rustic campsite, they were saying this is a visitor serving unit. So, it is really important for

- everyone to know that precedent was set at that hearing with that project because I think it matters going forward.
- iv. Kate Daniels: Just an additional comment that said there was an additional comment that this was being approved while there was still dispute about there in the community about what the cap was.
 - v. Supervisor Adams: Thank you.
 - vi. Marcus Foster: I just want to advocate for the importance of Marcus Ortega to Big Sur. The guy is Big Sur through and through, grew up here. Knows everybody. I don't know the politics about what happened behind the scenes and why he got moved to Monterey. But outside looking in, just right now with the loss with a lot of our resident rangers, my understanding is a lot of them are coming from Monterey and now we don't have our set rangers that really are the backbone to law enforcement, especially with Jesse being gone. We got our great CHP officers that take care of highway safety. But state parks are crucial for public safety, not just for state parts. So inside looking in, it seems like there is a lot of turmoil going on with Marcus getting relocated. Like I said, I don't know the details, but I know that we lost a handful of our rangers that we had here for years, so I am a little bit Concerned about that. I want to advocate for how incredibly Marcos Ortega was to Big Sur state parks.
 - vii. Brent Marshall: I will go on record saying that I agree with you. Thank you very much, and I am such that has been passed on and you are not alone. So, thank you for your words.

j. Monterey Bay National Marine Sanctuary, Karen Grimmer

- i. Karen Grimmer: Hi everybody, I also wanted to apologize for being late today. We have an active incident happening, actually off your coast, off Cooper Point. It is way out; it is towards the boundary of the sanctuary which is out quite far. But it is a multitude of shipping containers that went over a couple days ago now. The Coast Guard is out right now with their C1-30s doing a search survey if they can see anything floating, any debris, any submerged containers floating. So, that's why I was late. It is interesting because I was actually going to talk a little bit about incidents in sanctuary, because we have been looking at numbers for 2023. Quick breakdown is that we had 51 incidents in 2023 that were reported to us either through the public or through an agency, a lot of times it's Coast Guard. Of those 51, 15 were vessel incidents, and so that's vessels that were grounded on the beach or sunk or were adrift. I will mention one in particular, which happened a couple of years ago now at Andrew Molera. There was at a grounding there and worked closely with Marcus Ortega on that one and State Parks. That was a very tricky salvage which required a strip down [...] to lift the engine out because there was no access. I mention it because it was carried all the way through the salvage which the agencies took care of. Actually, the insurance took care of, not the

agencies on that one. We coordinated all the way through to the penalties that were issued because there was a level of negligence that occurred and the reason why the vessel was grounded. There were penalties from NOAA and from the Monterey County DA's office. I just wanted to let you know when there was an incident, we carried that incident all the way through, so that just got figured out. Mentioning other incidents, also, we had things like discharges. A lot of times sewage spills directly into the sanctuary or vessels discharges. We also had reports of low overflights and along this coastline there is NOAA regulated overflight zone that protects wildlife, a lot of birds, as you guys know. So, those were some of the reports. And then a number of wildlife disturbance reports. That is just general, it can be issues along the shoreline, it can be on the water so being reported from vessels. Essentially, I also wanted to reiterate, we have one NOAA officer who is in Monterey who coordinates with all the law enforcement agencies and folk around here. We are really grateful for that and grateful for the coordination with all the other law enforcement agencies. Really, without you guys, we would not really have the response level we do or the ability to carry it all the way through. without that. So, that was my little rant on our incidents. On a lighter note, I will mention Whale fest which is in Monterey. It comes every year; this one is April 13 snf14 and we will have a lot of big exhibitors and talks all about the kelp and whales that you may want to know about Marine environment there. Lastly, I just wanted to mention, we too have conflicts with this date because we have advisory councils on Fridays and sometimes, they line up and I need to be at those. That is another reason why I am sometimes not here. Alright, that's it.

k. United States Forest Service, Finn Eifert

- i. Finn Eifert: Thank you, Supervisor Adams. Alright, so quick little update from the recent storm. So, thankfully it did not bring as much rain as we thought it was going to bring but it did bring a lot of wind. Consequently, we had a lot of down trees throughout campgrounds, across roads, day use areas, some trails. My staff is out doing what they can, as fast as we can, to remove those trees to get the access for these access and recreational opportunities open for folks. I want to take a quick moment to thank many members here and others on the South Coast that are doing work with us to help remove some of these trees using their own equipment to help clear some small slides, things of that nature. These are challenges that are hard to do alone, so we thank you for the assistance. Moving on the strategic community fuel break project. There is two pots of money for a new project. One is the joint chiefs grant which we manage. The other is California climate investments in which the Monterey County resource conservation district manages. But we have been implementing several fuel break lines. Namely Post Summit to Big Sur and Chose ridge, as well as north coast ridge road. RCD has the gap to skinner ridge and that area. I

don't have a direct timeline on implementation, they are running into many other challenges with remote access to some of these locations to out in the fuel break. We are working through that with them. On our lines, however, we have been able to get crews up there and many of you have reached out to be about some trash that has been left behind. I want to emphasize that that is not a practice that we support in any way. We have had long conversations with that contractor and the outcome of that, next Tuesday, the 13th, the contractor will be back up on the hill to remove all of that trash. Folks from my engine 8 team here in Big Sur will be accompanying them to ensure that the work is done appropriately. They will also be coming back with a second crew to finish up a few acres left to do in the Chose ridge area. They have completed 64 acres of work up there and that is good news. On North Coast Ridge Road that was cut last year. The 2023 atmospheric events played a little havoc with the piles up there, blew them around and dispersed. Rather than rather than re-piling looking at low to moderate complexity broadcast berms to clean that area up. We have a contractor in place, timeline not quite yet established for that. The berm plants that we need to do that, we are currently under technical review. Before they come to myself for final review and then onto the forest agency administrator for a final signature before we can move forward. A secondary concern regarding fuel breaks that I have heard from some of you is that herbicide use on these fuel breaks for maintenance. Our 2018 EIS authorized us to use herbicides, but I want to emphasize here that at this point no herbicides were used on any fuel break at all. I have instructed my staff to seek other opportunities, whether there are other ways to maintain these fuel breaks moving forward outside the realm of herbicide use. A few things that are emerging are the use of goats and sheep and targeted grazing among other things and so we are exploring those. The Los Padres, The Monterey District Ranger District, and myself are supportive of the exploration into things besides herbicides use. And we will continue to explore all those options. San Carpaforo briefly, many of you are aware we have been trying to enforce a forest order to prohibit camping and campfires and forest dogs on a lease on that beach, since about 2021. Since that time, we have been working closely with the commission to find a path where we can I agree, and I believe we are there. It will be on the March hearing, and I think it is in Sacramento and I will be there. I think we have a path for concurrence, or we can find a path that we agree, and we can implement that order on a temporary basis while we work through the visitor use management effort and work to implement longer term strategies to find balance at that beach. To create some recreational opportunities while managing the TNE species that are present. That does bring me to visitor use management. We have been working on this for a few years now. I want to thank all of you that have participated, come to the meetings, and supported this effort. The draft plan, I received yesterday, so we are getting closer. The team has come together and presented me with a draft plan. My staff as well as the forest

level staff will give a thorough and extensive review of that plan. It is our intention to get comments back to them by the middle of March. They can incorporate those comments and get the plan out to you all, as we have said all along by April of 2024. So, we are getting there. It is also my intention around visitor use management, don't not have a date yet but probably somewhere in May that we will hold a public meeting to talk more about the plan and how we are going to move forward on short term, middle term, and long term and levels are necessary to achieve these management actions that we all developed together. Thank you for your help there and I look forward to discussing that plan with you and hope you see yourselves in this plan. Thank you all for your help there and I look forward to discussing that plan with you. Most importantly when the plan is available, I hope that you all see yourselves in it because you helped with the development and the tide to the process that we have all undertaken for the last three years to get to this point. To me it is important for you to know that your voices are being heard. This is a happy moment for me here to be able to discuss a little bit of the hiring update for the Monterey Ranger District. For many years we have been so understaffed. We are growing and that is exciting. I have some folks here that I want to introduce you to. So, we will start with Jackson Klieg. He is our Recreation technician develop recreation; he is going to be our lead. Sitting to his right is Parker Ericson, he is our Range Technician, some of you might know him, he is residing up in Brazil ranch currently. Next to Parker is Camie Scott. Camie is also developing rec working with Jackson. Right behind there we have David Eisenberg, he just joined us a couple of weeks ago. He is our wildlife biologist; we are happy to have him on board. And sitting right next to David is Jennifer Martinez. She is joining us in the rec department in the trails division. Folks that are not here; Patrick Morris is our wilderness lead. Kelly McCarthy is our trails lead. Louie Benitez and Yolanda Garza are two more additional rec techs. Kevin Ryan is our pack stock lead, for the pack stock program that we are trying to rebuild. On Monday we will be onboarding new archeologist, Jason Field. So, that is Considerable growth. I ask for a little bit of grace as we get those folks up to speed and get going. They are dedicated and passionate. I am excited that we are growing a district here that can fully support he needs of the community as best we can. Thank you all and that is it for me.

- ii. Supervisor Adams: Finn, honestly your report was just so uplifting. This is wonderful. You are such a terrific addition to this group and to be able to deliver such positive messages is so appreciated. Thank you.
- iii. Marcus Foster: Can any of them write a citation?
- iv. Finn Eifert: Thank you, Marcus. We are working on that. Our FPO training is upcoming. There are some of these folks that are enrolled in that training. We are going to have more folks out on the ground who have the ability to educate, inform and cite as appropriate. It is our job to

engage this work out here and have a purpose. Not just presence but presence with a purpose.

- v. Marcus Foster: [inaudible]
- vi. Martha Karstens: I just think it's great to have the mulls come back. I remember in the early seventies when I lived there. They would come down pine ridge trail and run the people off the trail.
- vii. Finn Eifert: M Ranch took a big hit and there is some hazmat issues we are working through. The long-term vision is to make that a robust pack stock center of excellence that we can report not only to Los Padres in this district but the entire southern zone of the forest service.
- viii. Supervisor Adams: Thanks again. And welcome to all of you who are joining us, this is great. It is always this much fun. Thank you again for the report and good news.

l. 5th District, Monterey County Board of Supervisors, Supervisor Mary Adams

- i. Supervisor Adams: it is my turn and mostly everything I was going to talk about short term rentals, the Big Sur Land Use Plan, and a few other things have already been covered so in the interest of time I will pass, and I will pass it to the State Assembly.

m. 30th District, California State Assembly, Field Representative, Mauricio Arias

- i. Field Representative, Mauricio Arias: Thank you, Supervisor. Again, Mauricio Arias on behalf of Assembly member Dawn Addis. Unfortunately, she was unable to be here today. She is currently out on medical leave. She is fine and healthy and is very eager to jump back into this second half of this 2023-2024 legislative session. I am going to break the report into two halves. One focused on Sacramento related things and one on here in the Big Sur region. For starters, at the start of the session, this half of the session, which they reconvened last month, she was appointed as Assistant Majority Leader for policy and research by Speaker Rivas. This position allows the member to oversee staff experience, polity experts who analyze research, pressing issues in California such as climate change, economic inequality, and housing. She also has some new committee assignments. She now sits on the Education Committee, The Water Parts and Wildlife Committee, the Government Organization Committee, and she remains on the Military and Veterans Affairs Committee. An important deadline that is coming up is next Friday, February 16. It is the last day for state legislators to introduce legislation for this legislative session. She is finalizing the legislative package. She is working virtually with our capitol team to finalize it, which will be up on our website by hopefully next Friday. She has introduced eleven bills so far. Some of those include AB 1861, Pearsons Disease Control Program. A bill that will help defend the California wine producers from Pearson's disease and invasive species. AB 1833, which tackles misleading

marketing practices for products by creating California grown designation. It sponsors include the certified organic farms, far west fungi, family run businesses here in the district. And the last piece of legislation that I wanted to highlight is AB 1885, The College Access for Students with Disability Act. It is a personal favorite of mine that she is authoring this session. It aims to allow students with disabilities to receive grant money for college, like I said, it is still being worked on and just one of those bills that I wanted to personally highlight. Also, she is co-authoring AB 1999. Just for some background, in 2022 the California legislator passed AB 205, which among other things require the states to demand state utilities companies gas rates based on customer income instead of energy use. When that was brought to the surface, the Assembly Member wrote to the CPUC urging them to reject high fixed utility rates proposed by utilities. Just last week, AB 1999 was introduced which would roll back that rule that authorizes the utility companies to charge based on income. Like I said, she is probably co-sponsoring that. Now switching over to Big Sur related issues. The Big Sur Health Center reached out to our office last month. They were having issues with renewing their certification for their Tele Connect fund. They were having issues getting in contact with the CPUC. We gladly reached out to the CPUC and were able to get them connected. Just for some background, the Tele connect fund program provides a 50% discount on advanced communications services including internet access and broadband services to qualifying schools, libraires, and in this case government owned and run hospitals and health clinics. Next, I wanted to highlight submissions we had those residents in Big Sur had with EDD. They reached out to our offices requesting help with EDD because they were having issues Verifying their addresses because they lived onsite at a resort here. So, what we did, we helped them on a one-on-one basis, but after we realized that they kept coming in, and the requests kept coming in, we reached out to the general manager to write, kind of just explaining the situation and helping EDD to verify them in a more streamline way. WE are happy to report that they created their own category for those types of residents, so they are all getting taken care of. We already spoke about AT&T, so I won't jump into that. I just want to conclude by thanking Caltrans for keeping us updated. Some constituents reached out to us regarding the St. Francis log jam. The wall barrier, they reported some of the blocks came down. We reached out to Caltrans, and they were very helpful with getting us those responses and that is it from our end.

ii. Supervisor Adams: Thank you so much, for your report.

n. 17th District, California State Senate, Policy Advisor, Kate Daniels

i. Policy Advisor, Kate Daniels: Thank you, Mauricio, that was a great report. Mike Mcquire is the new Senate Pro Tiem, that is brand new. That

is my first update because after he was sworn in all the budget, all of the assignments were issued. Senator Laird is still the, he is continuing to be the Chair of the Budget Subcommittee on Education, the Vice Chair of the Joint Committee on Rules, the Vice Chair of the Joint Legislative Audit Committee, and all of his other committee assignments have stayed the same. As was mentioned, mostly by State Parks, the budget deficient is very real. I am happy that Senator Laird has been through difficult budgets in the past. I know that is not the case with every legislator, in particular, some really young legislators that are in Sacramento. I know that John has weathered this in the past, but it is really important, I think that everybody remain in touch with your Assemblymember and your state legislator and really make pitches for vital services that we can't see reduced in this budget, where we do not want to see budget cuts. It is really important. For John obviously, he doesn't want to take steps backward in other places that we have made good progress; that is education, healthcare, climate, homelessness, all of the public safety that was discussed here today. This is really where the community needs to be engaged and provide input so we ensure the needs that we have here on the central coast and Big Sur don't get overlooked because there will be cuts. He has been introducing legislation. I am not familiar with all of the pieces of legislation because I am local and in Monterey. Probably not the best person to be giving this update but I was surprised to not hear from Mauricio that there was a co-authoring of a bill with Assemblymember Addis and others to make the Dungeness Crab the State Crustation of California. This is all on Senator Liard's website. I did see that he is again a co-author for single payer health care bill, AB 220. He is also introducing legislation that would create an independent redistricting committee in San Luis Obispo County which was a particular issue this year in the last election after redistricting. That is an important step forward for democracy. With that, we are not going to talk about AT&T anymore because we have done that. I will just say that the office is no longer accepting bill proposals for this year because the deadline is coming up and he is at capacity. I am really hoping we get him here in June, we can give an update on successful legislation we have been able to pass Sarah, we are going to miss you and big news that you are retiring, and I don't have familiarity with BSMAAC without you. Congratulations and best of luck, enjoy.

o. 19th District, United States Congress, Congressman Jimmy Panetta

- i. Congressman Jimmy Panetta: Thank you, Madam Chair, I appreciate that. Thanks to all of the members up here and thanks to the public for being here. Let me reiterate that. Sarah, I loved your, I didn't like your announcement, but I loved the way you did it in the sense you didn't necessarily talk about your work with Caltrans, you talked about your foundation and what led you to that work. I think that is what is so

important for the people around this table and the people in this audience to know. It does take an understanding of this area and a lot of it comes from a lot of people who grew up here, who have a connection to this area. I appreciate that you said that, but more importantly that you had that and who felt that, and it was demonstrated throughout your reports and your work for Caltrans here in this area. I want to say thank you, you will be missed. Do all of us a favor and make sure your replacement, if he/or she doesn't have the same connection, they better have that understanding of this area. Thank you.

- ii. Sarah von Schwind: I will still be vocal. I will still show up.
- iii. Congressman Panetta: Briefly, fortunately, we talked a lot about a lot about some of the federal issues that are here, be it AT&T, that we talked about but again this is just the beginning of that, let's make that clear. It's going to be a long process, we just got to make sure, once again, those people at AT&T and even the CPUC have that same understanding of what I just talked about and how necessary it is to have those landlines. We talked about Nacimiento Fergusson, that's coming along pretty well. The NOAA weather transmitter, we are working closely with NOAA and Monterey County, and Mary Adams' office. Thanks for the information from Dick Ravage, Tracey Croman, Patte Kronlund about this. NOAA has been very supportive, I met with them, they have started the analysis. They are still looking for a couple of locations. We have narrowed it down to two. One at Post Ranch or the Coast Guard tower at Point Sur. Cost is, as I mentioned last time not exorbitant, it is 20,000, still a cost and Monterey County is helping out with putting in a FEMA grant to reduce that amount as well. But NOAA will continue to do the maintenance of that transmitter. Martha, thank you for bringing that up and know that we are cranking on that as well. It's just going to take some time, but we are pushing to get that sooner rather than later. In regards to the Nacimiento fire station, once again, that is coming along as well. They are looking to break ground in the coming months. Once they finalize a site and contracting plant. Right now, the site is along the same Nacimiento Fergusson Road just west of the property boundary of FHL (Fort Hunter Liggett). Right now, they are doing groundwater suitability test for the proposed fire station and rebuilding it there in that location. That's on the right path. In regards to broadband and cell service, we are going to be doing a roundtable after this with local partners and local stakeholders to make sure we are all on the same page in ensuring that the amounts of money that are coming in from the federal government are focused on the right areas, including this area here. So, look forward to having that roundtable after that. Let me just talk about a couple of DC issues, bigger issues if I may. I will try not to take up too much time, but I think a couple of these things need a little bit of an explanation. I got a couple of bills

here that I want to talk about that I think demonstrate some of the atmosphere of what is going on in Washington DC. The first bill is this bill that we passed out of the Ways and Means committee. It's a tax bill that is actually a very good bill and will be very beneficial to the people here in the 19th Congressional District. It is the Tax Relief for American Families and Worker's Act. What this legislation would do is provide tax credits for childcare, immediate expensing for small businesses investments in research and development. It would make settlements that you get from natural disasters, make them tax free which is very important as well. There would be an increase in the amount of low-income housing tax credits. Once again, this is a good bill that just passed Ways and Means and is just passed out of the House in the Senate. I say it's good because it has the potential to lift 400,000 kids out of poverty and benefit 16 million children overall. The affordable housing provisions would build 40,000 new affordable homes in California and 200,000 affordable homes across our country. It would fix that R&D authorization that I talked about, allowing businesses to immediately deduct investments in machinery and equipment. It would provide more flexibility when deducting business payments. As I said, crucially for this district, it would expand the reach of federal disaster assistance and ensure that disaster settlement payments, like those of the fire victims trust fund are tax free. This is a good bill. Like I said, passed out of the House and now it is sitting in the Senate. We are having an issue. Ron Wyden was a Democratic Senator who we worked on this with, with our Chairman Jason Smith, Republican. We worked with Democratic Senator, Ron Wyden, who is the Chair of the Finance Committee in the Senate. But the ranking member, Mike Crapo, Republican, from Idaho is having issues with this. We don't know what those issues are, but I can tell you the supposition is that he wants to wait until after the election so that he can then take credit for something like this. I am going to be a little bit frustrated in my comments right now because this is the type of attitude that we are seeing in Washington DC that is really putting politics over policy and it is creating an atmosphere that takes away from the productivity of what we should be doing. The best example I can think of that, unfortunately, is what happened this week in the Senate in regard to the supplemental package. That's that bill that had funding for Ukraine, funding for Israel, humanitarian aid for Gaza, funding for our Taiwan partners, for our Indo and Pacific partners, and yes, it had border security. Early on, I am going to give you a brief synopsis on how this bill developed. We needed; Ukraine needed funding. Obviously, Republicans, based on their politics and look I am not getting political, I am getting factual. Let's make that clear. Republicans had issues with their politics supporting Ukraine, realizing that Democrats wanted funding for Ukraine, Israel, and humanitarian aid; Republicans

said this is an opportunity to bring in border security. Fine, go figure it out, which they did. For four months, very difficult negotiations with Senator Chris Murphy, Democrat, Connecticut, Senator James Lankford, Republican from Oklahoma, and Senator Kyrsten Sinema, independent from Arizona, negotiated this bill. Let me tell you, I have been a part of immigration negotiations, immigration is the most politically toxic, policy complicated issue there is in the United States Congress. But these guys did it, they stayed at the table and came up with a compromised package that yes, had funding for Ukraine, funding for Israel, funding for humanitarian aid to Gaza, funding for our Indo-Pacific partners and had the most conservative bi-partisan compromise when it comes to border security. Why do I say that? I say that because that is exactly what the Republicans were clamoring for. We gave it to them. But what happened? Donald Trump got involved and when Donald Trump got involved, the Republican Senators and the Republican Speaker of the House of Representatives cow tailed and they caved to him, unfortunately. That deal got blown up as we saw this week. Unbelievable in the sense that they wanted the border fixed, we gave them the solution and they backed out of it because they wanted politics. I tell you this because this is what is going on right now. I tell you this because basically it is an example, as I said, of politics over policy. of politics over problem solving. What we should be doing and need to be doing as a body, as an institution in the House and the Senate. And what happened this week is by the sacrificing and the sabotaging their own policy priorities, just because the ex-President asked them to, we are basically risking, we are making America weaker, and we are giving comfort to our enemies in doing that. I bring this up at this meeting because it is 2024. I bring this up because all of us have to play our part when it comes to putting people in office that understand the responsibilities are when creating policies for people. I tell you that because we have to vote. Thank you.

- iv. Supervisor Adams: Thank you so much for that. We appreciate your service, I know it's not easy, for sure. Thank you so much for that. Now we will go onto report from non-member agencies on issues pertinent to Big Sur We have already had such a great report from U.S. Forest, and we will now go to highway patrol.

VIII. Report from Non-Member Agencies on Issues Pertinent to Big Sur

a. United States Forest Service, Law Enforcement Officer, Absent

b. California Highway Patrol, Officer Oscar Loza

- i. Oscar Loza: Hello, Oscar Loza, California Highway Patrol. Thank you, everybody. I would like to echo, missing Jesse, resident deputy, was definitely a big hit. We feel it, the ranger feels it, the community feels it. However, I felt like we have been trying to step up with his absence. I know that the Rangers have been helping me at a lot of stops that I go to,

they are backing me up. I even responded to a call the other day, they got there before I did and they were doing a drug evaluation on a driver suspecting that he might have been impaired, so that is something that would surprise me. Thank you to the state park rangers, they really have been assisting me with Jesse not being in the area. As far as it works, there is a lack of communication sometimes between our communication centers. If it is road related, we get the call because we have our own communication systems, CHP has a specific communication system, Monterey Coms has another. Same thing with our call logs. So, I don't get to see Monterey call logs, same for Monterey Coms, they don't get to see my call logs. So, sometimes we don't know what the other agency is doing. So, there is a lack of communication there. If it is road related it is going to get transferred to us, if it is property related it is going to get transferred to Monterey Coms. That call that came out from The River Inn, I had no clue about that. I will do a better job of listening to the scanner. And sometimes when I do see the sheriffs drive right by me and I have no idea what they are doing in the area, usually if they are coming to the area, it is because they got a call. I will try to do a better job of listening to the scanner and trying to respond to those calls because it is not like we are going to feel like we are going to stick to our jurisdictions. I am here for the community and whatever must be done. Bixby Bridge, you know the traffic has died down only because it is not tourist season anymore. However, when it was a little bit busy, I did make an effort to be there as much as I could and I did notice a change in behavior, nobody blocking the road, so it does help that there is an officer there, I agree with that. As far as this storm, I would like to thank Caltrans. I saw them over the weekend moving rocks out on the road, cutting up branches, doing everything they could to make the road safe for travel. Other than that, if anybody has any questions, that is all I have. Thank you.

c. Monterey County Sheriff's Office, Ivan Rodriguez

- i. Ivan Rodriguez: Hi, Ivan Rodriguez. The first thing I wanted to address were the comments that were made earlier by the gentleman from Fernwood who was talking about disturbances that people were dealing with. While the rest of you were discussing the other topics, I was researching and calling my folks and finding out what was happening. It appears that our only two deputies assigned to the coast that night, during that time period were busy going from call to call. What we call is B6,7 and 8 which is Carmel through Carmel Valley. They were aware of it; they actually did contact some of the people who were calling us about this gentleman who was causing a disturbance. They spoke with him over the phone, but they remained up in the Carmel Valley area to deal with those issues that they were dealing with up there. Which leads me to my next topic. In advance of this meeting, today, I spoke with the undersheriff and

the chief of patrol. They are very committed to the idea of bringing back a resident deputy back to Big Sur. To that end, sir, if you and I can talk before you leave at the end of this meeting. I would like to get your contact information; you will be hearing from the undersheriff about setting up some housing for our resident deputy. I would also like to take this opportunity to speak folks here from Big Sur. We are aggressively expanding our search and rescue and our CERT team. If you know somebody who is a local from your community that would like to be a volunteer on our search and rescue team or on the CERT team, have them reach out to the sheriff's office. We would very much appreciate having people from Big Sur who know this area very well, be a part of the search and rescue team. Having been a member of the search and rescue team for many years, I can't tell you how valuable it has been to have volunteers from this area with us on these missions. Again, just reiterate, have them reach out to us, we will gladly accept them. For the rockslide we mentioned from earlier today, the undersheriff and my chief wanted me express to you folks, our drone team, we have had a drone team for a couple of years, they are assisting the crews down there and looking at the extent of the slides. So, we have our drones down there. That is my end of report.

- ii. Supervisor Adams: Thank you so much for your good news and your collaborative approach to this. Any questions or comments?
- iii. Speaker: For people who want to volunteer for search and rescue, how would they contact you?
- iv. Ivan Rodriguez: They can contact the Sheriffs' office at our main number and ask to speak with one of the staff members in the professional standards division, over which I am the commander. We can make it happen.

d. Big Sur Fire, Matt Harris

- i. Matt Harris: Good afternoon, everyone, it is a little after 1pm. Thank you, my name is Matt Harris, I am the fire chief for Big Sur Fire. There have been so many informative reports, I can go around the room and thank everyone for all of them. I will try to keep it brief. 2024 marks Big Sur Fire's 50th anniversary year. That is kind of a big deal for us and hopefully for all of you. We want to make it a big deal for you with a formal save the date. May 4th, which is also international firefighters' day. It is a Saturday; we are going to be doing an open house at our fire station. It should be a pretty cool event for people that have never been there, a chance to meet our firefighters and show off some of our stuff. We will also be sending out some formal invitations as well. We have had a pretty busy start to the year with trail resources. Once of them was an overnight hike out rescue that involved 10 agencies. We did a formal after-action review with all the agencies involved. It was an incredible call. Obviously, we rescue

everyone safely and everything like that. We also had another one, the other day which involved CHPs H-70, thank you. We are definitely rolling with calls so I can imagine when the highway reopens fully, it is going to be all systems go for everybody, not just emergency stuff. Internally, we completed a vehicle rescue class. We got some awesome battery powered vehicle rescue tools, aka the jaws of life and they are amazing, hopefully we never have to use them on any of you, but we will definitely have to use them at some point for somebody. We finished a state certification class on that, we got all of our members up to speed. We are currently doing a rope rescue class, that is a 40-hour class. We actually started that last night and that goes on for the next couple of months. So, that is pretty great. Some of the other things we are working on is a strategic plan update as we look forward after 50 years on how we have been doing and what we can continue. It is going to be involved input from the community. So, looking forward to some select interviews and surveys and stuff like that. That kind of concludes that. I have a proposal, just based on the time and then we have a breakout session after. This might be unpopular because everybody's time is so valuable, I propose we extend this meeting from 10-2pm. With a short recess in the middle and maybe some small bites because I know just personally speaking it is nice to be able to get up and talk and make those connections and not feel rushed. So, it is a 25% increase in the course of the year with an extra four hours, just a proposal. And with that, that is my report.

- ii. Supervisor Adams: Thank you so much, Matt. Any questions or comments?

e. Big Sur Byway Organization, Martha Diehl

- i. Martha Diehl: It is always nice to be appreciated when you are the last person on the agenda. Very briefly, the Big Sur Byways organization's next meeting is February the 21st at ten o'clock in the morning at the Highlands fire station, it is available to participate by zoom. We should be talking more about the emergency task force. We should be talking about the many applications of the new traffic data, and we are going to receive an update, or I guess, a presentation from Caltrans about the coastline's retaining wall bridge rail proposal. Those are the things that are on the agenda along with officers and setting the meeting date and all of that stuff. We would certainly invite anyone interested to attend whether remotely or in person.

Supervisor Adams: Thank you so much, Martha. That comes to the end of our agenda but before we adjourn, I would like to ask if you would please stand and join me in a standing ovation and farewell and thanks to Sara von Schwind.

IX. Adjournment

PROJECT APPLICATIONS IN BIG SUR
County of Monterey Housing & Community Development – Planning
ACTIVITY BETWEEN JANUARY 26, 2024 AND MAY 17, 2024

The following projects are currently active within the Big Sur Coast Land Use Plan area or have been decided since January 26, 2024. Changes are highlighted:

FILE #	APPLICANT	AREA	PROPOSED USE
PLN240076 (PLANNER: HYA HONORATO)	CALIFORNIA DEPARTMENT OF TRANSPORTATION & ROMAN CATHOLIC BISHOP OF MTY	NO ADDRESS ASSIGNED (PROJECT LOCATED AT PM 47.8, BIG SUR	EMERGENCY COASTAL DEVELOPMENT PERMIT TO ALLOW THE REPAIR OF A RETAINING WALL BY REMOVING DEBRIS AND WOOD OBSTRUCTIONS RESTRICTING RIVER FLOW. DEBRIS AND WOOD OBSTRUCTION WILL BE REMOVED & STORED BY THE ROAD FOR OFF-HAUL. THE PROPERTY IS LOCATED AT POST MILE MARKER (PM) 47.8, BIG SUR (ASSESSOR'S PARCEL NUMBERS 419-211-018-000 AND 419-291-005-000), ALONG HIGHWAY 1, BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON MARCH 4, 2024. STATUS IS "APPLIED".
PLN230308 (PLANNER: MARY ISAREL)	MAEHR TED H AND RAINER RICHARD SCOTT	38829 & 1122 PALO COLORADO ROAD, CARMEL	COASTAL DEVELOPMENT PERMIT TO ALLOW A LOT LINE ADJUSTMENT BETWEEN TWO (2) LEGAL LOTS OF RECORD CONSISTING OF PARCEL 1, 43.65 ACRES (ASSESSOR'S PARCEL NUMBER 418-151-005-000) AND PARCEL 2, 7.25 ACRES (ASSESSOR'S PARCEL NUMBER 418-151-006-000). THE ADJUSTMENT WOULD RESULT IN TWO (2) PARCELS OF 40.43 ACRES (PARCEL A) AND 10.47 ACRES (PARCEL B). THE PROPERTIES ARE LOCATED AT 38829 AND 1122 PALO COLORADO ROAD, CARMEL (ASSESSOR'S PARCEL NUMBERS 418-151-005-000 AND 418-151-006-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON NOVEMBER 20, 2023; PROJECT DEEMED "INCOMPLETE" ON DECEMBER 20, 2023. PROJECT RE-SUBMITTED ON JANUARY 18, 2024 AND DEEMED "COMPLETE" ON FEBRUARY 18, 2024. ACCORDING TO ACELA THE PROJECT WAS SET FOR THE PLANNING COMMISSION HEARING ON MARCH 27, 2024. STATUS IS "SET FOR HEARING".
PLN230291 (PLANNER: HYA HONORATO)	RATAUL BALBIR TR	46820 CLEAR RIDGE ROAD, BIG SUR	COMBINED DEVELOPMENT PERMIT CONSISTING OF: 1) COASTAL ADMINISTRATIVE PERMIT TO ALLOW A TEST WELL AND 2) COASTAL DEVELOPMENT PERMIT FOR DEVELOPMENT WITHIN 100 FEET OF ESHA. THE PROPERTY IS LOCATED AT 46820 CLEAR RIDGE ROAD, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-271-001-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON MARCH 13, 2024; PROJECT DEEMED "COMPLETE" ON APRIL 12, 2024. PROJECT IS SCHEDULED FOR THE ZONING ADMINISTRATOR HEARING ON JUNE 27, 2024; ACELA STATUS HAS NOT BEEN UPDATED. STATUS IS "COMPLETE".

FILE #	APPLICANT	AREA	PROPOSED USE
PLN230231 (PLANNER: HYA HONORATO)	KIRKPATRICK ERIN ET AL	NO ADDRESS ASSIGNED TO PARCEL	RESTORATION PLAN TO CORRECT A CODE ENFORCEMENT VIOLATION (23CE00225) FOR REMOVAL OF VEGETATION, THREE (3) REDWOOD AND ONE (1) COTTONWOOD TREES. THE PROPERTY IS LOCATED OFF OF COAST ROAD, MONTEREY [NO ADDRESS ASSIGNED TO PARCEL] (ASSESSOR'S PARCEL NUMBER 418-121-021-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON JANUARY 3, 2024; PROJECT DEEMED "COMPLETE" ON FEBRUARY 2, 2024. PROJECT APPROVED BY CHIEF OF PLANNING ON MARCH 20, 2024. FINAL LOCAL ACTION NOTICE SENT TO COASTAL COMMISSION ON APRIL 10, 2024; NO APPEAL RECEIVED BY COASTAL COMMISSION. STATUS IS "CONDITION COMPLIANCE".
PLN230207 (PLANNER: BENJAMIN MOULTON)	FERLINGHETTI LORENZO	39350 COAST ROAD, MONTEREY	COASTAL ADMINISTRATIVE PERMIT FOR A TEST WELL. THE PROPERTY IS LOCATED AT 39350 COAST ROAD, MONTEREY (ASSESSOR'S PARCEL NUMBER 418-121-049-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON NOVEMBER 17, 2023; PROJECT DEEMED "COMPLETE" ON DECEMBER 20, 2023. PROJECT APPROVED BY CHIEF OF PLANNING ON MARCH 14, 2024. FINAL LOCAL ACTION NOTICE SENT TO COASTAL COMMISSION ON MAY 2, 2024; NO APPEAL RECEIVED BY COASTAL COMMISSION. STATUS IS "CONDITION COMPLIANCE".
PLN230170 (PLANNER: HYA HONORATO)	MCFARLAND ALBERT M & TERRI LEE DEAN TRS	NO ADDRESS ASSIGNED TO PARCEL	COASTAL ADMINISTRATIVE PERMIT TO ALLOW A TEST WELL. THE PROPERTY IS LOCATED OFF OF SYCAMORE CANYON ROAD, BIG SUR [NO ADDRESS ASSIGNED TO PARCEL] (ASSESSOR'S PARCEL NUMBER 419-261-016-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON JANUARY 22, 2024; PROJECT DEEMED "COMPLETE" ON FEBRUARY 21, 2024. PROJECT APPROVED BY CHIEF OF PLANNING ON APRIL 17, 2024. FINAL LOCAL ACTION NOTICE SENT TO COASTAL COMMISSION ON MAY 2, 2024; NO APPEAL RECEIVED BY COASTAL COMMISSION. STATUS IS "CONDITION COMPLIANCE".

FILE #	APPLICANT	AREA	PROPOSED USE
PLN230064 (PLANNER: PHIL ANGELO)	ROBERTS BRYAN & ADRIENNE D TRS	37600 HIGHWAY 1, MONTEREY	<p>COMBINED DEVELOPMENT PERMIT CONSISTING OF: 1) COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO ALLOW RENOVATION OF EXISTING TWO-STORY SINGLE FAMILY RESIDENCE, REMOVAL AND REPLACEMENT OF EXISTING 397 SQUARE FOOT GUEST HOUSE WITH A 504 SQUARE FOOT GUEST HOUSE, A NEW 941 SQUARE FOOT DETACHED GARAGE AND ASSOCIATED SITE IMPROVEMENTS INCLUDING A DRIVEWAY, PARKING AREA, TERRACES AND A POOL; 2) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 50 FEET OF A BLUFF; 3) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT ON SLOPES IN EXCESS OF 30%; 4) COASTAL DEVELOPMENT PERMIT TO ALLOW A LOT LINE ADJUSTMENT TO MERGE TWO (2) PARCELS RESULTING IN A SINGLE 4.01 ACRE PARCEL; AND 5) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN THE CRITICAL VIEWSHED. THE PROPERTY IS LOCATED AT 37600 HIGHWAY 1, MONTEREY (ASSESSOR'S PARCEL NUMBER 418-111-012-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON MARCH 5, 2023; PROJECT DEEMED "INCOMPLETE" ON MARCH 31, 2023. PROJECT RE-SUBMITTED ON MAY 5, 2023; PROJECT DEEMED "INCOMPLETE" ON JUNE 2, 2023. PROJECT RE-SUBMITTED ON JULY 20, 2023; PROJECT DEEMED "COMPLETE" ON AUGUST 19, 2023. PROJECT SET FOR PLANNING COMMISSION HEARING ON JANUARY 31, 2024. STATUS IS "CONDITION COMPLIANCE"</p>
PLN220217 (PLANNER: FIONNA JENSEN)	FOWLER JOHN F & ANNE M TRS	46402 PEAR VALLEY ROAD, BIG SUR	<p>COASTAL ADMINISTRATIVE PERMIT TO ALLOW LESS THAN 100 CUBIC YARDS OF GRADING ON SLOPES IN EXCESS OF 30 PERCENT AND A DESIGN APPROVAL TO ALLOW CONSTRUCTION OF 355 SQUARE FOOT STORAGE STRUCTURE AND ASSOCIATED SITE IMPROVEMENTS INCLUDING AN AUTO COURT AND RETAINING WALLS. THE PROPERTY IS LOCATED AT 46402 PEAR VALLEY ROAD, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-231-005-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON SEPTEMBER 20, 2023; PROJECT DEEMED "INCOMPLETE" ON OCTOBER 20, 2023. PROJECT RE-SUBMITTED ON DECEMBER 13, 2023. ACCORDING ACELA, NO 884 LETTER WAS SENT OUT BUT PROJECT DEEMED "COMPLETE" ON JANUARY 12, 2024. PROJECT IS SCHEUDLED FOR AN ADMINISTRATIVE HEARING (CHIEF OF PLANNING) ON JUNE 5, 2024; ACELA STATUS HAS NOT BEEN UPDATED. STATUS IS "COMPLETE".</p>

FILE #	APPLICANT	AREA	PROPOSED USE
PLN220280 (PLANNER: ZOE ZEPP)	RATAUL BALBIR TR	46977 & 46820 CLEAR RIDGE ROAD, BIG SUR	COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO ALLOW THE REPLACEMENT OF AN EXISTING EXTERIOR STAIRCASE, CONSTRUCTION OF AN EXTERIOR CANTILEVERED STAIRCASE ATTACHED TO AN EXISTING RETAINING WALL, CONSTRUCTION OF A 100 SQUARE FOOT NON-HABITABLE ACCESSORY STRUCTURE AND INSTALLATION OF TWO (2) 5,000 GALLON ABOVE GROUND WATER TANKS. THE PROPERTY IS LOCATED AT 46977 & 46820 CLEAR RIDGE ROAD, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-271-008-000 AND 419-271-001-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON JANUARY 24, 2024; PROJECT DEEMED "INCOMPLETE" ON FEBRUARY 23, 2024. PROJECT WAS RE-SUBMITTED ON MARCH 12, 2024; PROJECT DEEMED "COMPLETE" ON APRIL 9, 2024. PROJECT APPROVED BY CHIEF OF PLANNING ON MAY 15, 2024. FINAL LOCAL ACTION NOTICE WILL BE SENT TO COASTAL COMMISSION AFTER JUNE 3, 2024 & THERE WILL BE A 10 "WORKING DAY" APPEAL PERIOD. STATUS IS "PENDING APPROVED".
PLN220106 (PLANNER: FIONNA JENSEN)	BIG SUR CG OWNER LLC	47000 HIGHWAY 1, BIG SUR	COMBINED DEVELOPMENT PERMIT CONSISTING OF: 1) COASTAL DEVELOPMENT PERMIT AND DESIGN APPROVAL TO ALLOW CAMPGROUND IMPROVEMENTS INCLUDING A REPLACEMENT SEPTIC SYSTEM AND RELOCATION OF CAMP SITES, DEMOLITION OF APPROXIMATELY 12,840 SQUARE FEET OF EXISTING CAMPGROUND COMMON SPACES AND CONSTRUCTION OF A 200 SQUARE FOOT GATEHOUSE, 800 SQUARE FOOT CAMPGROUND RETAIL STORE, 3,000 SQUARE FOOT GENERAL STORE, 2,500 SQUARE FOOT EDUCATION AND HISTORY CENTER, 3,00 SQUARE FOOT LODGE, AND 705 SQUARE FOOT GUEST SERVICES BUILDING; 2) A COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 100 FEET OF ENVIRONMENTALLY SENSITIVE HABITAT AREAS; 3) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT ON SLOPES EXCEEDING 30 PERCENT; AND 4) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 750 FEET OF A KNOWN ARCHAEOLOGICAL RESOURCE. THE PROPERTY IS LOCATED AT 47000 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-201-023-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON NOVEMBER 14, 2022; PROJECT DEEMED "INCOMPLETE" ON DECEMBER 9, 2022. PROJECT RE-SUBMITTED ON FEBRUARY 6, 2023; PROJECT DEEMED "COMPLETE" ON APRIL 11, 2023. ENVIRONMENTAL DOCUMENT WAS ROUTED ON NOVEMBER 14, 2023; REVIEW PERIOD ENDS ON DECEMBER 14, 2023. PROJECT CONTINUED AT PLANNING COMMISSION HEARING ON JANUARY 31, 2024 TO DATE UNCERTAIN. STATUS IS "CONTINUED".

FILE #	APPLICANT	AREA	PROPOSED USE
PLN210292 (PLANNER: MARY ISRAEL)	CUDE JESSE L & SANDRA TRS	37761 PALO COLORADO ROAD, CARMEL	<p>COMBINED DEVELOPMENT PERMIT TO CLEAR A CODE ENFORCEMENT VIOLATION (14CE00095) CONSISTING OF: 1) COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO ALLOW THE CONSTRUCTION OF A 1,175 SQUARE FOOT SINGLE-FAMILY DWELLING, A BRIDGE, 5,000 GALLON WATER TANK AND TWO (2) NON-HABITABLE ACCESSORY STRUCTURES; 2) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT ON SLOPES GREATER THAN 30%; AND 3) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 100 FEET OF ENVIRONMENTALLY SENSITIVE HABITAT (INTERMITTENT STREAM) AREA. THE PROPERTY IS LOCATED AT 37761 PALO COLORADO, BIG SUR (ASSESSOR'S PARCEL NUMBER 418-081-033-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON AUGUST 9, 2022; PROJECT DEEMED "INCOMPLETE" ON SEPTEMBER 7, 2022. PROJECT RE-SUBMITTED ON OCTOBER 31, 2023; PROJECT DEEMED "INCOMPLETE" ON NOVEMBER 29, 2023. PROJECT RE-SUBMITTED A SECOND TIME ON JANUARY 9, 2024; PROJECT DEEMED "INCOMPLETE" ON FEBRUARY 8, 2024. PROJECT RE-SUBMITTED A THIRD TIME ON FEBRUARY 26, 2024; PROJECT DEEMED "INCOMPLETE" ON MARCH 26, 2024. PROJECT RE-SUBMITTED A FOURTH TIME ON MAY 6, 2024; 30-DAY REVIEW PERIOD ENDS ON JUNE 5, 2024. STATUS IS "RE-SUBMITTED".</p>
PLN200097 (PLANNER: FIONNA JENSEN)	WIND & SEA PROPERTY LLC	54722 HIGHWAY 1, BIG SUR	<p>AFTER-THE-FACT COMBINED DEVELOPMENT PERMIT TO PARTIALLY CLEAR CODE ENFORCEMENT VIOLATION (16CE00201) CONSISTING OF: 1) COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO ALLOW THE PARTIAL CONVERSION OF A DETACHED GARAGE INTO A GUESTHOUSE; 2) COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO ALLOW CONSTRUCTION OF OUTDOOR SAUNA, HOTS, TUBS AN OUTDOOR PATIO AND DECKS; 3) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 50 FEET OF A COASTAL BLUFF; 4) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT ON SLOPES EXCEEDING 30%; AND 5) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 100 FEET OF ENVIRONMENTALLY SENSITIVE HABITAT AREA. THE PROPERTY IS LOCATED AT 54722 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 421-011-010-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON DECEMBER 14, 2023 [AFTER RE-ASSIGNED PLANNER HANDED OUT NEW CHECKLIST], PROJECT DEEMED "INCOMPLETE" ON JANUARY 18, 2024. STATUS IS "INCOMPLETE". PROJECT RE-SUBMITTED ON FEBRUARY 13, 2024; PROJECT DEEMED "COMPLETE" ON MARCH 13, 2024. PROJECT IS SCHEUDLED FOR THE ZONING ADMINISTRATOR HEARING ON JUNE 13, 2024; ACCELA STATUS HAS NOT BEEN UPDATED. STATUS IS "COMPLETE".</p>

FILE #	APPLICANT	AREA	PROPOSED USE
PLN180347-AMD1 (PLANNER: MARLENE GARCIA	SLAWSON ROBERT TODD TR	30770 AURORA DEL MAR CARMEL	<p>MINOR AND TRIVIAL AMENDMENT TO PREVIOUSLY APPROVED COMBINED DEVELOPMENT PERMIT CONSISTING OF: 1) COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL (PLN180347, PLANNING COMMISSION RESOLUTION 19-030) THAT ALLOWED THE DEMOLITION OF AN EXISTING 3,198 SQUARE FOOT TWO-STORY SINGLE FAMILY DWELLING AND REBUILD A 5,704 SQUARE FOOT TWO-STORY SINGLE FAMILY DWELLING, DEVELOPMENT ON SLOPES GREATER THAN 30%, DEVELOPMENT WITHIN 750' OF KNOWN ARCHAEOLOGICAL RESOURCES, DEVELOPMENT WITHIN A 50' OF COASTAL BLUFF AND RELATED SITE IMPROVEMENTS. THE AMENDMENT CONSISTS OF A REMODEL INSTEAD OF A DEMOLITION OF THE SINGLE FAMILY DWELLING INCLUSIVE OF A 1,288 SQUARE FOOT ADDITION TO THE SINGLE FAMILY DWELLING, A 526 SQUARE FOOT DETACHED GARAGE, CONSTRUCTION OF PREVIOUSLY APPROVED GYM/POOL ADDITIONS TO THE EXISTING GARAGE AND SITE IMPROVEMENTS THAT INCLUDE REPLACING DRIVEWAY WITH PAVERS. THE PROPERTY IS LOCATED AT 30770 AURORA DEL MAR, CARMEL (ASSESSOR'S PARCEL NUMBER 243-341-005-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON AUGUST 2, 2023; 30-DAY REVIEW PERIOD ENDED ON SEPTEMBER 1, 2023. PLANNER NEVER SENT 884 LETTER OR UPDATE STATUS IN ACCELA. PROJECT DEEMED "COMPLETE" BY OPERATION-OF-LAW ON SEPTEMBER 1, 2023. 884 LETTER SENT ON DECEMBER 6, 2023. STATUS IS "COMPLETE". PROJECT APPROVED BY CHIEF OF PLANNING ON APRIL 3, 2024. FINAL LOCAL ACTION NOTICE SENT TO COASTAL COMMISSION ON APRIL 25, 2024; NO APPEAL RECEIVED BY COASTAL COMMISSION. STATUS IS "CONDITION COMPLIANCE".</p>

FILE #	APPLICANT	AREA	PROPOSED USE
PLN160856 (PLANNER: MARY ISRAEL)	MAEHR TED H AND RAINER RICHARD SCOTT	38829 & 1122 PALO COLORADO ROAD, CARMEL	AFTER-THE-FACT COMBINED DEVELOPMENT PERMIT TO CLEAR CODE ENFORCEMENT CASE (CE080464) CONSISTING OF: 1) A COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL FOR THE CONSTRUCTION OF A 1,466 SQUARE FOOT SINGLE FAMILY DWELLING, A DETACHED 270 SQUARE FOOT STUDY ROOM, A 450 SQUARE FOOT TWO-STORY BARN, A 75 SQUARE FOOT SHED, A 90 SQUARE FOOT SHED, A 250 SQUARE FOOT CARPORT/WORKSHOP, 12 WATER STORAGE TANKS (10,000 GALLONS; 5 AT 4,900 GALLONS; 3,000 GALLONS; 2,500 GALLONS; 1,000 GALLONS; AND 3 AT 500 GALLONS), A WATER CATCHMENT SYSTEM, ON-SITE WASTEWATER SYSTEM, APPROXIMATELY 600 LINEAR FEET OF UNPAVED DRIVEWAY, AND ASSOCIATED GRADING; 2) A COASTAL DEVELOPMENT PERMIT TO ALLOW REMOVAL OF 3 MADRONE TREES; AND 3) A COASTAL DEVELOPMENT PERMIT TO ALLOW A LOT LINE ADJUSTMENT BETWEEN TWO LEGAL LOTS OF RECORD CONSISTING OF PARCEL 1, 43.65 ACRES (ASSESSOR'S PARCEL NUMBER 418-151-005-000), AND PARCEL 2, 7.25 ACRES (ASSESSOR'S PARCEL NUMBER 418-151-006-000). THE ADJUSTMENT WOULD RESULT IN TWO PARCELS OF 40.43 ACRES (PARCEL A) AND 10.47 ACRES (PARCEL B). THE PROPERTIES ARE LOCATED AT 38829 AND 1122 PALO COLORADO ROAD, CARMEL (ASSESSOR'S PARCEL NUMBERS 418-151-005-000 AND 418-151-006-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. APPLIED ON MARCH 23, 2017; 30-DAY REVIEW ENDED ON APRIL 21, 2017. APPLICATION RE-SUBMITTED ON DECEMBER 20, 2018. PROJECT DEEMED "COMPLETE" ON FEBRUARY 11, 2019. ENVIRONMENTAL DOCUMENT WAS ROUTED ON MARCH 27, 2023; REVIEW PERIOD ENDED APRIL 26, 2023. PROJECT CONTINUED AT PLANNING COMMISSION HEARING ON MARCH 27, 2024 TO DATE UNCERTAIN. STATUS IS "CONTINUED".
PLN030379-AMD1 (PLANNER: FIONNA JENSEN)	SEAL HOUSE LLC	56700 HIGHWAY 1, BIG SUR	MINOR AND TRIVIAL AMENDMENT TO A PREVIOUSLY APPROVED COMBINED DEVELOPMENT PERMIT (PLN030379) THAT ALLOWED THE SUBDIVISION OF A 49 ACRE PROPERTY INTO TWO (2) PARCELS CONTAINING 40 ACRES AND 9 ACRES, CONSTRUCTION OF A 2,729 SQUARE FOOT SINGLE FAMILY DWELLING AND ASSOCIATED SITE IMPROVEMENTS INCLUDE A 300 SQUARE FOOT GARAGE, PERIMETER FENCE, SEPTIC SYSTEM, AND REMOVAL OF TWO (2) PROTECTED TREES; AND DEVELOPMENT WITHIN THE CRITICAL VIEWSHED, WITHIN 100 FEET OF ENVIRONMENTALLY SENSITIVE AND ON SLOPES IN EXCESS OF 30 PERCENT. THIS AMENDMENT WOULD CLEAR CODE ENFORCEMENT VIOLATION (22CE00104) TO ALLOW CONSTRUCTION OF A REPLACEMENT 5 FOOT TALL OPEN-STYLE FENCE AND ENTRANCE GATE WITHIN THE CRITICAL VIEWSHED. THE PROPERTY IS LOCATED AT 56700 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 421-011-034-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON OCTOBER 19, 2023; PROJECT DEEMED "COMPLETE" ON NOVEMBER 17, 2023. PROJECT APPROVED BY THE CHIEF OF PLANNING ON FEBRUARY 7, 2024. FINAL LOCAL ACTION NOTICE SENT TO COASTAL COMMISSION ON FEBRUARY 28, 2024; NO APPEAL RECEIVED BY COASTAL COMMISSION. STATUS IS "CONDITION COMPLIANCE".

The following projects within the Big Sur Coast Land Use Plan area are active, but have had NO CHANGE IN STATUS since January 26, 2024:

FILE #	APPLICANT	AREA	PROPOSED USE
PLN230208 (PLANNER: HYA HONORATO)	IZONIL LLC	31549 HIGHWAY 1, CARMEL	COMBINED DEVELOPMENT PERMIT CONSISTING OF AN: 1) AFTER-THE-FACT COASTAL DEVELOPMENT PERMIT AND DESIGN APPROVAL FOR CONVERSION OF AN EXISTING 413 SQUARE FOOT GUEST HOUSE AND 451 SQUARE FOOT STORAGE ROOM OVER AN EXISTING DETACHED GARAGE TO AN 864 SQUARE FOOT ACCESSORY DWELLING UNIT; AND 2) A COASTAL DEVELOPMENT PERMIT FOR THE DEVELOPMENT WITHIN 750 FEET OF KNOWN ARCHAEOLOGICAL RESOURCES. THE PROPERTY IS LOCATED AT 31549 HIGHWAY 1, CARMEL (ASSESSOR'S PARCEL NUMBER 243-221-027-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON OCTOBER 4, 2023; PROJECT DEEMED "INCOMPLETE" ON NOVEMBER 1, 2023. STATUS IS "INCOMPLETE". [NO CHANGE IN STATUS]
PLN230090 (PLANNER: CHRISTINA VU)	SALYER SAUNDRA	38887 PALO COLORADO ROAD, CARMEL	COASTAL ADMINISTRATIVE PERMIT FOR ESTABLISHMENT OF AN OUTDOOR COMMERCIAL CANNABIS OPERATION CONSISTING OF 10,000 SQUARE FEET OF CULTIVATION, 400 SQUARE FEET OF STORAGE AND 200 SQUARE FOOT NURSERY. THE PROPERTY IS LOCATED AT 38887 PALO COLORADO ROAD, CARMEL (ASSESSOR'S PARCEL NUMBER 418-151-002-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON OCTOBER 12, 2023; PROJECT DEEMED "INCOMPLETE" ON NOVEMBER 3, 2023. STATUS IS "INCOMPLETE". [NO CHANGE IN STATUS]
PLN220090 (PLANNER: PHIL ANGELO)	CALIFORNIA DEPARTMENT OF TRANSPORTATION (GARRAPATA CREEK BRIDGE)	LOCATED AT POST MILE 63.0 ALONG THE GARRAPATA BRIDGE, HIGHWAY 1, BIG SUR	COMBINED DEVELOPMENT PERMIT CONSISTING OF A: 1) COASTAL DEVELOPMENT PERMIT TO ALLOW REPLACEMENT OF BRIDGE RAILS ON THE GARRAPATA CREEK BRIDGE; 2) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 100 FEET OF ENVIRONMENTALLY SENSITIVE HABITAT AREA; 3) COASTAL DEVELOPMENT PERMIT FOR DEVELOPMENT WITHIN THE BIG SUR CRITICAL VIEWSHED; AND 4) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT ON A HISTORICAL SITE. THE PROJECT IS LOCATED AT POST MILE 63.0 ALONG THE GARRAPATA CREEK BRIDGE, HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 000-000-000-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON NOVEMBER 4, 2022; 30-DAY REVIEW PERIOD ENDED DECEMBER 2, 2022. PROJECT DENIED BY PLANNING COMMISSION ON MARCH 8, 2023. PROJECT APPEALED ON MARCH 23, 2023. PROJECT SCHEDULED FOR BOARD OF SUPERVISORS HEARING ON DECEMBER 6, 2023; ITEM CONTINUED TO JANUARY 30, 2024 BOARD OF SUPERVISORS HEARING. ITEM CONTINUED TO MARCH 26, 2024 BY BOARD OF SUPERVISORS. STATUS IS "SET FOR HEARING". [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN220076 (PLANNER: FIONNA JENSEN)	MONTEREY PENINSULA REGIONAL PARK DISTRICT (PALO CORONA REGIONAL PARK)	4860 & 5240 CARMEL VALLEY ROAD, CARMEL	COMBINED DEVELOPMENT PERMIT CONSISTING OF A: 1) GENERAL DEVELOPMENT PLAN FOR PALO CORONA REGIONAL PARK; 2) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT ON SLOPES EXCEEDING 30%; 3) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 100 FEET OF ENVIRONMENTALLY SENSITIVE HABITAT; AND 4) A USE PERMIT TO ALLOW DEVELOPMENT ON SLOPES EXCEEDING 25%. THE PROPERTIES ARE LOCATED NEAR 4860 & 5240 CARMEL VALLEY ROAD, CARMEL VALLEY (ASSESSOR'S PARCEL NUMBERS 015-162-033-000, 015-162-041-000, 015-162-042-000, 015-162-044-000, 015-162-046-000, 015-162-047-000, 015-162-050-000, 015-162-051-000, 157-121-001-000, 157-121-002-000, 157-131-011-000, 157-131-012-000, 157-181-009-000, 157-181-010-000, 243-081-005-000, 243-081-008-000, 243-091-001-000, 416-011-014-000, 416-011-021-000, 416-011-033-000, 416-011-035-000, 416-011-037-000, 416-011-038-000, 416-011-039-000, 416-011-040-000, 417-011-002-000, 417-011-004-000, 417-011-005-000, 417-011-014-000, 417-011-015-000, 417-011-017-000, 417-011-020-000, 417-011-023-000, 417-011-026-000, 417-011-027-000, 417-011-028-000, 417-011-029-000, 417-011-030-000, 417-011-032-000 AND 417-011-033-000) [NO ADDRESSES ASSIGNED TO PARCELS], A PORTION LOCATED IN CARMEL LAND USE PLAN, PORTION LOCATED IN CARMEL VALLEY MASTER PLAN & PORTION LOCATED IN GREATER MONTEREY PENINSULA AREA PLAN. [NO DEVELOPMENT IS PROPOSED IN THIS PROJECT. THE GENERAL DEVELOPMENT PLAN IDENTIFIES POTENTIAL FUTURE PROJECTS]. PROJECT SUBMITTED ON MARCH 17, 2022; PROJECT DEEMED "INCOMPLETE" ON APRIL 15, 2022. STATUS IS "INCOMPLETE". [NO CHANGE IN STATUS]
PLN220016 (PLANNER: MARY ISRAEL)	GREENWOOD KODIAK	46240 PFEIFFER RIDGE ROAD, BIG SUR	COASTAL DEVELOPMENT PERMIT TO ALLOW ESTABLISHMENT OF AN OUTDOOR COMMERCIAL CANNABIS OPERATION CONSISTING OF 5,000 SQUARE FEET OF CULTIVATION AREA. THE PROPERTY IS LOCATED AT 46240 PFEIFFER RIDGE ROAD, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-241-003-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON JUNE 7, 2023; PROJECT DEEMED "INCOMPLETE" ON JULY 7, 2023. STATUS IS "INCOMPLETE". [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN210348 (PLANNER: MARY ISRAEL)	NAIK DEVANG & DESAI RUPA	36240 & 36242 HIGHWAY 1, MONTEREY	COMBINED DEVELOPMENT PERMIT CONSISTING OF: 1) COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO DEMOLISH EXISTING SINGLE FAMILY DWELLING AND CONSTRUCT NEW 9,392 SQUARE FOOT TWO-LEVEL SINGLE FAMILY RESIDENCE INCLUDING AN ATTACHED THREE-CAR GARAGE; AND A NEW SINGLE STORY 1,200 SQUARE FOOT ACCESSORY DWELLING UNIT WITH A 536 SQUARE FOOT TWO-CAR GARAGE AND NEW DRIVEWAY; 2) COASTAL DEVELOPMENT PERMIT FOR REMOVAL OF THREE CYPRESS TREES INCLUDING ONE LANDMARK TREE; 3) COASTAL DEVELOPMENT PERMIT FOR DEVELOPMENT WITHIN 50 FEET OF A COASTAL BLUFF; 4) COASTAL DEVELOPMENT PERMIT FOR DEVELOPMENT ON SLOPES GREATER THAN 30%; 5) COASTAL ADMINISTRATIVE PERMIT FOR DEVELOPMENT WITHIN 750 FEET OF ARCHAEOLOGICAL RESOURCES. THE PROPERTY IS LOCATED AT 36240 & 36242 HIGHWAY 1, MONTEREY (ASSESSOR'S PARCEL NUMBER 243-251-011-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON NOVEMBER 23, 2022; PROJECT DEEMED "INCOMPLETE" ON JANUARY 6, 2023. PROJECT RE-SUBMITTED ON OCTOBER 10, 2023; PROJECT DEEMED "INCOMPLETE" ON NOVEMBER 9, 2023. PROJECT RE-SUBMITTED ON JANUARY 29, 2024; PROJECT DEEMED "INCOMPLETE" ON APRIL 12, 2024. STATUS IS "INCOMPLETE". [NO CHANGE IN STATUS]
PLN210100 (PLANNER: FIONNA JENSEN)	AGARWAL PUNEET & AARTI NASTA TRS	30950 AURORA DEL MAR, CARMEL	COMBINED DEVELOPMENT PERMIT CONSISTING OF A: 1) COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO ALLOW THE DEMOLITION OF A 3,264 SQUARE FOOT SINGLE FAMILY DWELLING AND CONSTRUCTION OF A 5,016 SQUARE FOOT TWO-STORY SINGLE FAMILY DWELLING AND ATTACHED GARAGE; 2) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 750 FEET OF A KNOWN ARCHAEOLOGICAL RESOURCE; 3) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 50 FEET OF A COASTAL BLUFF; AND 4) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 100 FEET OF AN ENVIRONMENTALLY SENSITIVE HABITAT. THE PROPERTY IS LOCATED AT 30950 AURORA DEL MAR, CARMEL (ASSESSOR'S PARCEL NUMBER 243-351-005-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON JUNE 15, 2022; PROJECT DEEMED "INCOMPLETE" ON OCTOBER 26, 2022. PROJECT RE-SUBMITTED ON JULY 12, 2023; DEEMED "INCOMPLETE" ON AUGUST 1, 2023. PROJECT RE-SUBMITTED A SECOND TIME ON DECEMBER 18, 2023; PROJECT DEEMED "COMPLETE" ON JANUARY 18 2024. ACCORDING TO ACCELS, PROJECT HAS NOT BEEN SET FOR HEARING. STATUS IS "COMPLETE". [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN210074 (PLANNER: FIONNA JENSEN)	22 STARS INC	50150 HIGHWAY 1, BIG SUR	COMBINED DEVELOPMENT PERMIT CONSISTING OF A: 1) COASTAL ADMINISTRATIVE PERMIT & DESIGN APPROVAL FOR THE DEMOLITION OF A 3,963 SQUARE FOOT SINGLE FAMILY DWELLING & ATTACHED GARAGE, AND CONSTRUCTION OF A 4,217 SQUARE FOOT TWO-STORY SINGLE FAMILY DWELLING AND ASSOCIATED SITE IMPROVEMENTS; AND 2) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN THE CRITICAL VIEWSHED. THE PROPERTY IS LOCATED AT 50150 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 420-291-008-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON DECEMBER 7, 2021 & PROJECT DEEMED "INCOMPLETE" ON JANUARY 6, 2022. STATUS IS "INCOMPLETE". [NO CHANGE IN STATUS]
PLN200040 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	FERNWOOD RESORT LLC (KING VENTURES)	47200 HIGHWAY 1, BIG SUR	DESIGN APPROVAL TO ALLOW THE REPLACEMENT OF SIX (6) EXISTING PARK MODEL UNITS WITH NEW AIRSTREAM CLASSIC MODELS. ALL UTILITIES ARE ALREADY IN PLACE. THE PROPERTY IS LOCATED AT 47200 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-211-022-000), BIG SUR LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON FEBRUARY 10, 2020; PROJECT DEEMED "INCOMPLETE" ON APRIL 15, 2020. [NO CHANGE IN STATUS]
PLN190160 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	UBBEN JEFFREY W & LAURA H TRS	37791 PALO COLORADO ROAD, CARMEL	COASTAL DEVELOPMENT PERMIT TO ALLOW THE CONSTRUCTION OF A TWO-STORY 699 SQUARE FOOT ACCESSORY DWELLING UNIT WITH DECK AND A 45 SQUARE FOOT RETAINING WALL. GRADING OF 55.8 CUBIC YARDS CUT AND 53.3 CUBIC YARDS FILL. THE PROPERTY IS LOCATED AT 37791 PALO COLORADO ROAD, CARMEL (ASSESSOR'S PARCEL NUMBER 418-091-019-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT SUBMITTED ON FEBRUARY 28, 2020; 30-DAY REVIEW PERIOD ENDED MARCH 27, 2020. PROJECT DEEMED "INCOMPLETE" ON APRIL 1, 2020. [NO CHANGE IN STATUS]
PLN180296 (PLANNER: HAS TO BE RE-ASSIGNED)	CALIFORNIA DEPT OF PARKS & RECREATION	44350 HIGHWAY 1, MONTEREY	COASTAL ADMINISTRATIVE PERMIT TO ALLOW THE PERMANENT ON-SITE PLACEMENT OF 10,500 CUBIC YARDS OF PREVIOUSLY STOCKPILED SOIL. THE PROPERTY IS LOCATED AT 44350 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 159-011-015-000), POINT SUR STATE HISTORIC PARK [FORMER POINT SUR NAVAL FACILITY], BIG SUR COAST LAND USE PLAN, COASTAL ZONE. APPLIED ON JUNE 6, 2018; 30-DAY REVIEW PERIOD ENDED ON JULY 6, 2018. STATUS IS STILL "APPLIED". STATE PARKS STAFF NEEDS TO CHANGE THE SCOPE OF THE PROJECT. JOE SIDOR WILL SPEAK WITH STATE PARKS STAFF TO "VOID" THE PROJECT. [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN180166 (PLANNER: CHRISTINA VU)	GORES SAM TR	47062 CLEAR RIDGE ROAD, BIG SUR	AMENDMENT TO A PREVIOUSLY APPROVED COMBINED DEVELOPMENT PERMIT (PC93112) TO ALLOW AN INCREASE OF SQUARE FOOTAGE CONSISTING OF: A 5,756 SQUARE FOOT ONE-STORY SINGLE FAMILY DWELLING, A 920 SQUARE FOOT ATTACHED GARAGE AND A 1,200 SQUARE FOOT ACCESSORY DWELLING UNIT. THE PROPERTY IS LOCATED AT 47062 CLEAR RIDGE ROAD, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-271-005-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. APPLIED ON AUGUST 29, 2018; DEEMED "COMPLETE" ON SEPTEMBER 28, 2018. PROJECT RE-SUBMITTED ON AUGUST 23, 2019; PROJECT DEEMED "INCOMPLETE" ON SEPTEMBER 27, 2019. PROJECT RE-SUBMITTED ON OCTOBER 28, 2019; PROJECT DEEMED "COMPLETE" ON NOVEMBER 12, 2019. APPLICANT SUBMITTED REVISED PLANS ON MAY 24, 2023, WITH MANAGEMENT APPROVAL. PROJECT DEEMED "INCOMPLETE" ON JUNE 23, 2023. [NO CHANGE IN STATUS]
PLN170932 (PLANNER: ZOE ZEPP)	EVANS PETER H TR	38793 PALO COLORADO ROAD, MONTEREY	*PROJECT WILL BE RE-DESIGNED PER OWNER'S DIRECTION COMBINED DEVELOPMENT PERMIT CONSISTING OF: 1) A COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO ALLOW CONSTRUCTION OF A 980 SQUARE FOOT SINGLE FAMILY DWELLING, 128 SQUARE FOOT COVERED PORCH, 20 SQUARE FOOT COVERED ENTRY, 184 SQUARE FOOT DECK AND INSTALLATION OF NEW WATER TANKS; 2) A COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT ON SLOPE EXCEEDING 30 PERCENT; AND REMOVAL OF TREES DAMAGED BY THE SOBERANES WILDFIRE. THE PROPERTY IS LOCATED AT 38793 PALO COLORADO ROAD, CARMEL (ASSESSOR'S PARCEL NUMBER 418-161-006-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. APPLICATION RE-SUBMITTED OCTOBER 12, 2018 AND DEEMED "COMPLETE" ON NOVEMBER 8, 2018. PROJECT HAS NOT BEEN SCHEDULED FOR HEARING AS OF THIS DATE, AT THE REQUEST OF THE APPLICANT. STATUS IS "COMPLETE". [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN160851-AMD1 (PLANNER: FIONNA JENSEN)	MORGENRATH MARTHA J TR ET AL (BLAZE ENGINEERING)	46821 HIGHWAY 1, BIG SUR	AMENDMENT TO A PREVIOUSLY APPROVED COMBINED DEVELOPMENT PERMIT (PLN160851; BOARD RESOLUTION 19-285) CONSISTING OF: 1) GENERAL DEVELOPMENT PLAN AMENDMENT TO ALLOW THE ESTABLISHMENT OF A COMMERCIAL BUSINESS OPERATION, 2) COASTAL ADMINISTRATIVE PERMIT TO CONVERT A TEST WELL INTO A PERMANENT WELL, 3) COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO ALLOW CONSTRUCTION OF A 700 SQUARE FOOT OFFICE WITH A TWO (2) BEDROOM SECOND STORY EMPLOYEE HOUSING UNIT, A 600 SQUARE FOOT WORKSHOP, 800 SQUARE FOOT STORAGE BUILDING AND ASSOCIATED SITE IMPROVEMENTS INCLUDING SEVEN (7) PUBLIC PARKING SPOTS; AND 4) COASTAL DEVELOPMENT PERMITS TO ALLOW DEVELOPMENT ON SLOPES IN EXCESS OF 30%, WITHIN 100 FEET OF ESHA AND REMOVAL OF 11 NATIVE TREES. THE PROPERTY IS LOCATED AT 46821 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-201-007-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT RE-SUBMITTED ON NOVEMBER 30, 2022; PROJECT DEEMED "COMPLETE" ON DECEMBER 20, 2022. ENVIRONMENTAL DOCUMENT WAS PREPARED & ROUTED. PROJECT APPROVED BY PLANNING COMMISSION ON JUNE 14, 2023. PROJECT APPEALED TO THE BOARD OF SUPERVISORS ON JULY 20, 2023 & JULY 24, 2023. PROJECT APPROVED BY BOARD OF SUPERVISORS ON SEPTEMBER 19, 2023. PROJECT APPEALED TO THE COASTAL COMMISSION ON OCTOBER 19, 2023 & OCTOBER 20, 2023. STATUS IS "PENDING APPROVED". [NO CHANGE IN STATUS]
PLN160851 (PLANNER: KENNY TAYLOR)	MORGENRATH MARTHA J TR ET AL (BLAZE ENGINEERING)	46821 HIGHWAY 1, BIG SUR	COMBINED DEVELOPMENT PERMIT CONSISTING OF 1) COASTAL DEVELOPMENT PERMIT, DESIGN APPROVAL, AND GENERAL DEVELOPMENT PLAN TO ALLOW THE ESTABLISHMENT OF A COMMERCIAL BUSINESS OPERATION INCLUDING A 760 SQUARE FOOT OFFICE, A 600 SQUARE FOOT WORKSHOP, AN 800 SQUARE FOOT STORAGE UNIT, STORAGE OF EQUIPMENT SUCH AS GENERATORS, CEMENT SILO, DIESEL STORAGE TANKS, AND SEPTIC SYSTEM; 2) COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT ON SLOPES IN EXCESS OF 30%; 3) A COASTAL DEVELOPMENT PERMIT TO ALLOW REMOVAL OF 16 PROTECTED TREES; AND 4) COASTAL ADMINISTRATIVE PERMIT TO CONVERT A TEST WELL INTO A PERMANENT WELL. THE PROPERTY IS LOCATED AT 46821 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-201-007-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT WAS APPROVED BY BOARD OF SUPERVISORS ON AUGUST 27, 2019. FINAL LOCAL ACTION NOTICE SENT OCTOBER 9, 2019. TWO APPEALS RECEIVED BY THE COASTAL COMMISSION. PLANNING STAFF RESCINDED FLAN FROM COASTAL COMMISSION ON OCTOBER 21, 2022. STATUS REMAINS "PENDING APPROVED". PROJECT IS BEING AMENDED UNDER PLN160851-AMD1 TO ADDRESS COASTAL COMMISSION CONTENTIONS. [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN160766 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	DOOLITTLE WILLIAM G & NANCY C TRS	48228 HIGHWAY 1, BIG SUR	EMERGENCY COASTAL DEVELOPMENT PERMIT TO REMOVE AND REPLACE A 40 FOOT LINEAR RETAINING WALL THAT HAS FAILED AND THE EXISTING RETAINING WALL MAY FALL OFF FROM THE SLOPE TO A SECTION OF COASTLANDS ROAD AND COULD POTENTIALLY COMPROMISE THE PROPERTY'S DRIVEWAY, BLOCKING INGRESS AND EGRESS. THE PROPERTY IS LOCATED AT 48228 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 420-171-039-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. APPROVED BY THE DIRECTOR OF RMA PLANNING ON OCTOBER 18, 2016. STATUS IS "PENDING APPROVED". PLANNER & HEARING SECRETARY NEED TO UPDATE WORKFLOW TASKS IN ACCELA; HEARING SECRETARY WILL PROCESS PERMIT RESOLUTION AND UPLOAD INTO ACCELA. [NO CHANGE IN STATUS]
PLN160571 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	WOLFF ANTHONY	38089 PALO COLORADO ROAD, CARMEL	COMBINED DEVELOPMENT PERMIT CONSISTING OF 1) COASTAL ADMINISTRATIVE PERMIT TO ALLOW AN AS-BUILT 585 SQUARE FOOT ACCESSORY DWELLING UNIT, AND 2) COASTAL DEVELOPMENT PERMIT FOR DEVELOPMENT ON SLOPES OVER 30%; AND 3) DESIGN APPROVAL. THE PROPERTY IS LOCATED AT 38089 A PALO COLORADO ROAD, CARMEL (ASSESSOR'S PARCEL NUMBER 418-131-017-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. PROJECT DEEMED "INCOMPLETE" ON FEBRUARY 24, 2017. [NO CHANGE IN STATUS]
PLN160558 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	LIPMAN HILLARY TR	47540 HIGHWAY 1, BIG SUR	COASTAL ADMINISTRATIVE PERMIT TO ALLOW FIVE (5) 4,999 GALLON WATER TANKS. THE PROPERTY IS LOCATED AT 47540 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-311-020-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. APPLIED ON AUGUST 26, 2016; DEEMED INCOMPLETE ON SEPTEMBER 6, 2016. PROJECT RE-SUBMITTED ON FEBRUARY 22, 2017; DEEMED "INCOMPLETE" ON MARCH 22, 2017 [NO CHANGE IN STATUS]
PLN160470 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	RANCHOL DEL MONTE LLC & DAGMAR ELISE FRANKLIN	37821 PALO COLORADO ROAD, CARMEL	COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL TO ALLOW CONSTRUCTION OF A 1,496 SQUARE FOOT SINGLE FAMILY DWELLING WITH AN EXISTING DETACHED 1,140 SQUARE FOOT BARN AND PHOTOVOLTAIC SYSTEM WHICH WILL REMAIN. THE PROPERTY IS LOCATED AT 37821 PALO COLORADO ROAD, CARMEL (ASSESSOR'S PARCEL NUMBER 418-101-003-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. APPLIED ON JULY 20, 2016; 30-DAY REVIEW PERIOD ENDED ON AUGUST 19, 2016. [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN160191 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	RIDEOUT BIG SUR PROPERTIES LLC (RIVERSIDE CAMPGROUND & CABINS)	47020 HIGHWAY 1, BIG SUR	COASTAL DEVELOPMENT PERMIT TO ALLOW DEVELOPMENT WITHIN 100 FEET OF ENVIRONMENTALLY SENSITIVE HABITAT AND A DESIGN APPROVAL TO ALLOW REPLACEMENT OF A CONCRETE CROSSING STRUCTURE OVER THE BIG SUR RIVER (RIVERSIDE CAMPGROUND) WITH A CLEAR SPAN BRIDGE TO IMPROVE FISH PASSAGE CONDITIONS FOR FEDERALLY PROTECTED STEEL HEAD TROUT. THE PROPERTY IS LOCATED AT 47020 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-211-003-000), BIG SUR LAND USE PLAN, COASTAL ZONE. DEEMED INCOMPLETE ON APRIL 14, 2016. [NO CHANGE IN STATUS]
PLN160108 (PLANNER: CHRISTINA VU)	OROSCO PATRICK WEBBER & AMANDA BROOKS	47070 HIGHWAY 1, BIG SUR	COMBINED DEVELOPMENT PERMIT TO CORRECT CODE ENFORCEMENT VIOLATION (14CE00255) CONSISTING OF: 1) COASTAL ADMINISTRATIVE PERMIT TO ALLOW AFTER-THE-FACT ADDITIONS TO AN EXISTING SINGLE FAMILY DWELLING; 2) COASTAL DEVELOPMENT PERMIT TO ALLOW AFTER-THE-FACT CONSTRUCTION OF A RETAINING WALL ENCROACHING INTO SLOPES IN EXCESS OF 30%; AND 3) DESIGN APPROVAL TO ALLOW AFTER-THE-FACT CONCRETE PAD DECKS ON AN EXISTING GRADED PADS. THE PROPERTY IS LOCATED AT 47070 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-211-006-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. DEEMED COMPLETE ON JANUARY 20, 2017; SET FOR APRIL 12, 2017 PLANNING COMMISSION HEARING. RE-SCHEDULED FOR A PC HEARING DATE TO BE DETERMINED; STATUS WAS "SET FOR HEARING". PER CRAIG SPENCER, PROVIDED DIRECTION TO APPLICANT. WAITING ON SUBMITTAL OF ADDITIONAL INFORMATION. UPDATED CHECKLIST HANDED OUT BY PLANNER ON FEBRUARY 15, 2023. FORMAL APPLICATION WAS NOT SUBMITTED WITHIN THE 6 MONTH TIME FRAME AND STATUS AUTOMATICALLY CHANGED TO "VOID" ON AUGUST 15, 2023. PLANNER HAS TO PROVIDE WRITTEN PROOF FROM OWNER/APPLICANT/AGENT REQUESTING AN EXTENSION OF TIME TO SUBMIT THE FORMAL APPLICATION. UNTIL SUCH EVIDENCE IS RECEIVED, STATUS REMAINS "VOID". [NO CHANGE IN STATUS]
PLN150151 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	STATE OF CALIFORNIA	47225 HIGHWAY 1, BIG SUR	COASTAL DEVELOPMENT PERMIT AND DESIGN APPROVAL TO ALLOW THE REPLACEMENT OF A CULVERT BRIDGE WITH A FREE-SPAN BRIDGE AND RESTORATION OF THE STREAMBED. THE PROPERTY IS LOCATED AT 47225 HIGHWAY 1, BIG SUR [PFEIFFER BIG SUR STATE PARK] (ASSESSOR'S PARCEL NUMBER 419-031-002-000), BIG SUR COAST LAND USE PLAN, COASTAL ZONE. DEEMED COMPLETE ON MARCH 11, 2015. STATUS CHANGED TO "SET FOR HEARING" BUT PROJECT HAS NOT BEEN SCHEDULED FOR A HEARING DATE AS OF THIS DATE. [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN140729 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	WTCC VENTANA INVESTORS V LLC (VENTANA INN)	48123 HIGHWAY 1, BIG SUR	DESIGN APPROVAL FOR SIGNAGE AND TRAIL IMPROVEMENTS, ASSOCIATED WITH THE INSTALLATION OF TRAIL AND DIRECTIONAL/INTERPRETIVE SIGNAGE, AND CONSTRUCTION OF APPROXIMATELY 2,700 LINEAR FEET OF ON-SITE TRAILS, INCLUDING STEPS AND APPROXIMATELY 500 LINEAR FEET OF RETAINING WALLS, CONSTRUCTION OF 17 PARKING SPACES (INCLUDING 2 ADA-COMPLIANT SPACES). THE TRAIL IMPROVEMENTS AND SIGN POSTS WILL USE NATURAL COLORS AND MATERIALS (DOUGLAS FIR AND CEDAR). THE SIGNS WILL USE EARTH TONE COLORS, EXCEPT FOR THE DISABLED PARKING, TRAIL MAP, AND INTERPRETIVE SIGNS. THE PROPERTY IS LOCATED AT 48123 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBERS 419-321-010-000 AND 419-321-015-000), BIG SUR LAND USE PLAN, COASTAL ZONE. APPEAL TO BE HEARD BEFORE THE BOARD OF SUPERVISORS AT LATER DATE TO BE DETERMINED; INDEFINITELY DELAYED. [NO CHANGE IN STATUS]
PLN130342 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	MONTEREY BAY AREA COUNCIL INC	PALO COLORADO, BIG SUR	DESIGN APPROVAL TO ALLOW THE DEMOLITION OF AN EXISTING STORAGE BUILDING AND RECONSTRUCTION OF A 630 SQUARE FOOT STORAGE BUILDING. THE PROPERTY IS LOCATED AT PALO COLORADO, BIG SUR, CA (ASSESSOR'S PARCEL NUMBER 418-181-021-000), BIG SUR COAST LUP. DEEMED INCOMPLETE ON JUNE 7, 2013. [NO CHANGE IN STATUS]
PLN110473 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	SKINNER PETER G	54220 HIGHWAY 1, BIG SUR	COMBINED DEVELOPMENT PERMIT CONSISTING OF 1) COASTAL ADMINISTRATIVE PERMIT TO REMOVE EXISTING OVERHEAD UTILITIES AND PLACE UTILITIES UNDERGROUND, RELOCATE EXISTING GENERATOR TO NEW CONCRETE UTILITY PAD, TWO (2) NEW 5,000 GALLON WATER TANKS, RELOCATE PROPANE TANK, AND NEW FIRE HYDRANT; AND 2) COASTAL DEVELOPMENT PERMIT FOR THE REMOVAL OF 8 EUCALYPTUS TREES AND 6 MONTEREY PINE TREES. THE PROPERTY IS LOCATED AT 54220 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBER 421-231-003-000), BIG SUR LAND USE PLAN, COASTAL ZONE. DEEMED INCOMPLETE ON APRIL 2, 2012. [NO CHANGE IN STATUS]
PLN110214 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	NOVOA KATHLEEN WOODS ET AL	31200 PLASKETT RIDGE ROAD, BIG SUR	COASTAL DEVELOPMENT PERMIT TO ALLOW A MINOR SUBDIVISION TENTATIVE PARCEL MAP OF AN EXISTING 120 ACRE PARCEL INTO TWO PARCELS CONSISTING OF ONE FORTY ACRE PARCEL (PARCEL 1) AND ONE 80 ACRE REMAINDER PARCEL (PARCEL 2). THE PROPERTY IS LOCATED AT 31200 PLASKETT RIDGE ROAD, BIG SUR (ASSESSOR'S PARCEL NUMBER 423-011-010-000). BIG SUR LAND USE PLAN AREA, COASTAL ZONE. TABLED; DEPARTMENT CANNOT SUPPORT MINOR SUBDIVISION BECAUSE OF SLOPE-DENSITY; APPLICANT IS APPLYING FOR A TRANSFER OF DEVELOPMENT CREDIT (TDC) TO GET CREDIT TO APPLY FOR SUBDIVISION. [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN080166 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	JARDINE ALAN C AND MARY ANN TRS	SYCAMORE CANYON ROAD WEST OF HIGHWAY 1, BIG SUR	COASTAL DEVELOPMENT PERMIT TO ALLOW A LOT LINE ADJUSTMENT BETWEEN TWO LEGAL LOTS OF RECORD OF APPROXIMATELY 7.51 ACRES (ASSESSOR'S PARCEL NUMBER 419-261-012-000) AND 2.52 ACRES (ASSESSOR'S PARCEL NUMBER 419-262-013-000), RESULTING IN TWO LOTS OF. 2.52 (PARCEL A) AND 7.51 (PARCEL B) RESPECTIVELY. THE PROJECT IS LOCATED ON SYCAMORE CANYON ROAD WEST OF HIGHWAY 1, BIG SUR, AND COASTAL ZONE. REVISIONS NEED TO BE MADE. DEEMED INCOMPLETE ON MAY 26, 2009. [NO CHANGE IN STATUS]
PLN070520 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	PACIFIC GAS & ELECTRIC	BETWEEN JULIA PFEIFFER BURNS STATE PARK, BIG SUR	COASTAL DEVELOPMENT PERMIT TO ALLOW THE INSTALLATION OF FIREFLY BIRD FLIGHT DIVERTERS ON PG&E POWER LINES NOT VISIBLE FROM HIGHWAY ONE AND SWAN FLIGHT DIVERTERS ON POWER LINES WITHIN THE CRITICAL VIEWSHED FROM JULIA PFEIFFER BURNS STATE PARK TO GRIMES POINT. THE BIRD FLIGHT DIVERTERS WILL BE INSTALLED TO HELP REDUCE CALIFORNIA CONDOR FATALITIES FROM COLLISIONS WITH POWER LINES. CONDORS ARE A FEDERALLY ENDANGERED SPECIES. THE PROJECT IS LOCATED FROM JULIA PFEIFFER BURNS STATE PARK TO GRIMES POINT BECAUSE A COASTAL DEVELOPMENT PERMIT FOR DEVELOPMENT IN THE CRITICAL VIEWSHED IS NEEDED. TABLED [NO CHANGE IN STATUS]
PLN070362 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	CAL TRANS – WILLOW SPRINGS PM 10	POST MILE 10.4, SOUTH OF GORDA, BIG SUR	COASTAL DEVELOPMENT PERMIT TO ALLOW A GENERAL DEVELOPMENT PLAN TO ADDRESS THE LONG RANGE DEVELOPMENT AND OPERATIONS OF THE WILLOW SPRINGS STATION IN THREE PHASES: PHASE I INCLUDES A NEW OFFICE BUILDING; PHASE II CONSISTS OF CONSTRUCTING A NEW SLAB TO ACCOMMODATE EQUIPMENT FOR WASHING VEHICLES AND RECYCLING OF WASTEWATER; AND PHASE III CONSISTS OF REMODELING EXISTING EQUIPMENT BUILDING TO INCLUDE NEW WINDOWS/DOORS AND PAVING; AN LCP AMENDMENT TO REZONE THE MAINTENANCE STATION FROM THE WATERSHED AND SCENIC CONSERVATION ZONING DISTRICT AND INCORPORATE IT INTO THE GORDA RURAL COMMUNITY CENTER DISTRICT; AND DESIGN APPROVAL. THE PROJECT IS LOCATED AT HIGHWAY ONE, POST MILE 10.4, SOUTH OF GORDA RURAL CENTER IN THE BIG SUR AREA. APPLIED ON JUNE 8, 2009; DEEMED INCOMPLETE ON JULY 7, 2009. [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN060189 (PERMIT TECHNICIAN: PROJECT HAS TO BE RE-ASSIGNED)	BURKE TIMOTHY M & DANA L (J T)	PALO COLORADO ROAD, SOUTH OF TWIN PEAKS, BIG SUR	COASTAL DEVELOPMENT PERMIT TO ALLOW A LOT LINE ADJUSTMENT THAT WOULD RECONFIGURE THREE EXISTING VACANT LOTS RESULTING IN TWO OF THE SMALLER LOTS BEING MOVED FROM THE EASTERLY LOCATION TO THE WESTERLY LOCATION FOR THE PURPOSES OF BETTER ACCESS. THE RESULTING LOT SIZES WOULD REMAIN AT EXISTING SIZES TO INCLUDE 39.92, 6.60 AND 7.56 ACRES (ASSESSOR'S PARCEL NUMBERS 418-011-041-000, 418-011-043-000, 418-011-042-000). THE PROJECT IS LOCATED ON PALO COLORADO ROAD, SOUTH OF TWIN PEAKS, BIG SUR AREA, AND COASTAL ZONE. APPROVED BY THE SUBDIVISION COMMITTEE DECEMBER 14, 2006; APPEALED BY THE COASTAL COMMISSION (A-3-MCO-07-004). APPEAL POSTPONED BY APPLICANT ON SEPTEMBER 9, 2009 AT CALIFORNIA COASTAL COMMISSION HEARING. [NO CHANGE IN STATUS]
PLN050722 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	DOUD JOHN EDWARD & JANE DEVINE DOUD TRS	EAST OF HIGHWAY 1 BETWEEN SOBERANES POINT AND KASLER POINT APPROX. TWO MILES NORTH OF PALO COLORADO ROAD, BIG SUR	COASTAL DEVELOPMENT PERMIT FOR A LOT LINE ADJUSTMENT BETWEEN FOUR LOTS OF 555 ACRES (LOT A, ASSESSOR'S PARCEL NUMBER 243-211-023-000), 530 ACRES (LOT 10, ASSESSOR'S PARCEL NUMBER 243-211-022-000), 144 ACRES (LOT 2, ASSESSOR'S PARCEL NUMBER 417-011-016-000) AND 146 ACRES (LOT 3, ASSESSOR'S PARCEL NUMBER 417-021-002) TO RESULT IN FOUR PARCELS WITH 116 ACRES (PARCEL JD1), 72 ACRES (PARCEL JD2), 931 ACRES (PARCEL JD3), 256 ACRES (PARCEL JD4). PARCEL A WAS PART OF A 2-LOT ADJUSTMENT APPROVED IN 2003 (PLN030027). THE PROJECT IS LOCATED EAST OF HIGHWAY 1 BETWEEN SOBERANES POINT AND KASLER POINT APPROXIMATELY TWO MILES NORTH OF PALO COLORADO ROAD, BIG SUR AREA, COASTAL ZONE. APPROVED BY THE MINOR SUBDIVISION COMMITTEE FEBRUARY 22, 2007 AND APPEALED; WILL BE SUBMITTING APPLICATION FOR MINOR AND TRIVIAL AMENDMENT. STATUS IS "APPEALED". [NO CHANGE IN STATUS]
PLN040759 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	DU BOIS JOHN H & MARCIA A	50580 PARTINGTON RIDGE, BIG SUR	COMBINED DEVELOPMENT PERMIT CONSISTING OF: 1) A COASTAL DEVELOPMENT PERMIT TO CLEAR A VIOLATION FOR THE INSTALLATION OF TWO 5,000 GALLON WATER TANKS ON SLOPES OF 30% OR GREATER; 2) COASTAL ADMINISTRATIVE PERMIT FOR A LOT LINE ADJUSTMENT, BETWEEN TWO EXISTING LEGAL PARCELS OF 10.8 ACRES (PARCEL 1) AND 46 ACRES (PARCEL 2) RESULTING IN TWO LOTS OF 10.8 ACRES (PARCEL A) AND 46 ACRES (PARCEL B). THE PROPERTIES ARE LOCATED AT PARTINGTON RIDGE, BIG SUR (ASSESSOR'S PARCEL NUMBER 420-211-015-000 AND 420-211-018-000) EAST OF HIGHWAY 1, COASTAL ZONE. DEEMED COMPLETE DECEMBER 12, 2005; PROJECT HAS BEEN SUSPENDED FOR COMPLIANCE WITH CODE ENFORCEMENT. [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN040180-AMD1 (PLANNER: FIONNA JENSEN)	BERGERON BIG SUR DEVELOPMENT LLC	48170 HIGHWAY 1, BIG SUR	AMENDMENT TO A PREVIOUSLY APPROVED COMBINED DEVELOPMENT PERMIT (PLN040180) CONSISTING OF: COASTAL DEVELOPMENT PERMIT FOR A LOT LINE ADJUSTMENT TO RECONFIGURE FOUR (4) EXISTING LOTS OF RECORD COMPRISING 34.1 ACRES +/- (PARCEL 1), 74.2 ACRES +/- (PARCEL 2), 0.14 ACRES +/- (PARCEL 3) AND 24.8 +/- ACRES (PARCEL 4) IN THE COASTLANDS SUBDIVISION INTO THREE (3) LOTS OF APPROXIMATELY 52.6 +/- ACRES (PARCEL "A"), 40.5 +/- ACRES (PARCEL "B") AND 40.1 +/- ACRES (PARCEL "C"). TRANSFER OF DEVELOPMENT CREDIT (TDC) THAT HAD BEEN ALLOWED IN PLN060613 TO CREATE A RECEIVER SITE FOR A DONOR, WOULD BE EXTINGUISHED. THIS IS CHANGED FROM THE COASTAL DEVELOPMENT PERMIT FOR A LOT LINE ADJUSTMENT TO RECONFIGURE FOUR (4) EXISTING LOTS OF RECORD (ASSESSOR'S PARCEL NUMBERS 420-011-041-000 [FORMERLY 420-011-002-000] AND 420-171-032-000) OF APPROXIMATELY 0.15, 23, 34 AND 75 ACRES EACH IN THE COASTLANDS SUBDIVISION INTO FOUR (4) LOTS OF APPROXIMATELY 18, 27, 45 AND 45 ACRES EACH; AND A VARIANCE TO ALLOW TWO (2) RESULTING LOTS THAT DO NOT MEET THE MINIMUM LOT SIZE OF 40 ACRES. THE PROPERTIES ARE LOCATED AT 48170 HIGHWAY 1, BIG SUR (ASSESSOR'S PARCEL NUMBERS 420-011-041-000 AND 420-171-032-000), WEST OF HIGHWAY 1, SOUTHERLY OF POST RANCH INN, BIG SUR COAST LAND USE PLAN, COASTAL ZONE. [NO ADDRESS ASSIGNED TO APN 420-171-032-000]. APPLIED ON SEPTEMBER 7, 2021 & DEEMED INCOMPLETE ON OCTOBER 26, 2021. PROJECT RE-SUBMITTED ON OCTOBER 6, 2021 & DEEMED COMPLETE ON OCTOBER 7, 2021. STATUS IS "COMPLETE". [NO CHANGE IN STATUS]
PLN040180 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	WESTON JANE ET AL	LOCATED WEST OF HIGHWAY ONE, SOUTHERLY OF POST RANCH INN, BIG SUR	COASTAL DEVELOPMENT PERMIT FOR A LOT LINE ADJUSTMENT TO RECONFIGURE FOUR EXISTING LOTS OF RECORD (ASSESSOR'S PARCEL NUMBERS 420-011-002-000 AND 420-171-032-000) OF APPROXIMATELY 0.15, 23, 34, AND 75 ACRES EACH IN THE COASTLANDS SUBDIVISION INTO FOUR LOTS OF APPROXIMATELY 18, 27, 45, AND 45 ACRES EACH. THE LOTS ARE LOCATED WEST OF HIGHWAY ONE, SOUTHERLY OF POST RANCH INN, BIG SUR AREA, COASTAL ZONE. APPROVED BY MINOR SUBDIVISION COMMITTEE MAY 26, 2005; APPEALED BY THE COASTAL COMMISSION (#A-3-MCO-05-052). PROJECT IS BEING AMENDED UNDER PLN040180-AMD1. [NO CHANGE IN STATUS] [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN030127 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	EIZNER EDUARDO & CAROLYN SHEARER	46205 CLEAR RIDGE RD, BIG SUR	AMENDMENT TO A PREVIOUSLY APPROVED COASTAL ADMINISTRATIVE PERMIT AND DESIGN APPROVAL (RESOLUTION NO 970383) CONSISTING OF THE FOLLOWING: 1) DELETE THE PREVIOUSLY APPROVED TWO-STORY SINGLE FAMILY RESIDENCE FROM THE PLANS; 2) CONVERT THE EXISTING 810 SQ. FT. ARTIST STUDIO (YURT) INTO A SINGLE FAMILY RESIDENCE; 3) CONSTRUCT A 1,725 SQ. FT. ONE-STORY ADDITION AND A 525 SQ. FT. DECK TO THE ARTIST STUDIO; AND 4) RELOCATE AND ATTACH THE PREVIOUSLY APPROVED 240 SQ. FT. CARPORT TO THE ARTIST STUDIO. THE PROPERTY IS LOCATED AT 46205 CLEAR RIDGE ROAD, BIG SUR (ASSESSOR'S PARCEL NUMBER 419-221-006-000), BIG SUR COAST AREA, COASTAL ZONE. TABLED AT ZONING ADMINISTRATOR MEETING OCTOBER 30, 2003. [NO CHANGE IN STATUS]
PLN020400 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	YOLANDA & RON GURRIES FAMILY PARTNERSHIP (CALTRANS)	35781 HWY 1 (PM 63.0), CARMEL	COASTAL DEVELOPMENT PERMIT TO ALLOW THE ESTABLISHMENT AND OPERATION OF TWO PERMANENT EARTH MATERIAL DISPOSAL SITES FOR MATERIAL REMOVED FROM HIGHWAY 1 IN THE BIG SUR AREA. THE AREAS WITHIN THE PROPERTY USED FOR MATERIAL DISPOSAL ARE IDENTIFIED AS SITES A AND C, AND COMBINED WILL HOLD APPROXIMATELY 70,000 CUBIC YARDS OF EARTH MATERIAL. THE PROJECT INCLUDES RESTORATION AND REVEGETATION OF DISTURBED AREAS; PERMANENT REMOVAL AND RESTORATION OF THE EXISTING ACCESS DRIVEWAY TO THE PROPERTY; AND CONSTRUCTION OF A NEW DRIVEWAY WHICH WILL SERVE AS SINGLE ACCESS TO THE PROPERTY AND DISPOSAL SITES. THE PROPERTY IS LOCATED AT 35781 HIGHWAY 1 (POST MILE 63.0), CARMEL (ASSESSOR'S PARCEL NUMBER 243-301-030-000), BIG SUR COAST LAND USE PLAN COASTAL ZONE. TABLED AT MARCH 26, 2003 PLANNING COMMISSION HEARING - NO MEETING DATE HAS BEEN SET [NO CHANGE IN STATUS]
PLN020374 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	HAUSWIRTH ROBERT & SHARON	39290 COAST ROAD, MONTEREY	COMBINED DEVELOPMENT PERMIT CONSISTING OF A COASTAL ADMINISTRATIVE PERMIT FOR THE DEMOLITION OF AN EXISTING 897 SQ. FT. SINGLE FAMILY DWELLING AND CONSTRUCTION OF A 3,945 SQ. FT. TWO-STORY SINGLE FAMILY DWELLING WITH BASEMENT AND A 480 SQ. FT. DETACHED GARAGE (TOTAL STRUCTURAL COVERAGE IS 3,439 SQ. FT.); A COASTAL DEVELOPMENT PERMIT FOR DEVELOPMENT WITHIN 100 FEET OF MAPPED OR FIELD IDENTIFIED ENVIRONMENTALLY SENSITIVE HABITAT; GRADING (540 CUBIC YARDS OF CUT/FILL); AND DESIGN APPROVAL. THE PROPERTY IS LOCATED AT 39290 COAST ROAD, MONTEREY (ASSESSOR'S PARCEL NUMBER 418-121-023-000), BIG SUR AREA, COASTAL ZONE. TABLED FROM JUNE 12, 2003 ZONING ADMINISTRATOR MEETING; PREPARATION OF AN INITIAL STUDY TO ADDRESS POTENTIAL IMPACTS TO BIXBY CREEK AND ENVIRONS – INFORMATION REQUESTED NOT SUBMITTED BY APPLICANT. APPLICANT INQUIRED ABOUT RESTARTING THE PROJECT; PLANNER CONTACTED APPLICANT ON FEBRUARY 13, 2014. [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN010530 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	HILL JAMES III	EAST OF OLD COAST ROAD, BIG SUR	COASTAL DEVELOPMENT PERMIT FOR A MAJOR LOT LINE ADJUSTMENT OF APPROXIMATELY 960 ACRES OF THE 7000+/- ACRE EL SUR RANCH. THE PROPOSAL IS TO RECONFIGURE TEN PARCELS RANGING FROM 47 ACRES TO 196 ACRES. THE PROPERTY IS LOCATED EAST OF THE CONFLUENCE OF THE NORTH AND SOUTH FORKS OF THE LITTLE SUR RIVER, (ASSESSOR'S PARCEL NUMBERS PORTIONS OF 418-021-021-000, 418-021-025-000 AND 418-021-034-000), EAST OF OLD COAST ROAD, BIG SUR AREA, COASTAL ZONE. [ADMINISTRATIVE DETERMINATION THAT THE PROJECT WAS SUBJECT TO STATE LAW LIMITING LOT LINE ADJUSTMENTS TO 4 PARCELS APPEALED BY APPLICANT TO PLANNING COMMISSION – APPEAL DENIED ON DECEMBER 11, 2002 – PC DECISION APPEALED TO THE BOARD OF SUPERVISORS SOON THEREAFTER AND SUBSEQUENTLY TABLED AT MAY 27, 2003 BOARD OF SUPERVISORS MEETING TO ADDRESS LOT LEGALITY ISSUES] NO HEARING DATE HAS BEEN SET. STATUS CHANGE ON 09/10/2007, TABLED BY BOARD OF SUPERVISORS IN 2003. SUSPENDED [NO CHANGE IN STATUS]
PLN010311 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	TRAPKUS STEPHEN TR	3.2 MILES EAST OF HWY 1 ON PALO COLORADO, BIG SUR	COASTAL DEVELOPMENT PERMIT FOR A LOT LINE ADJUSTMENT BETWEEN TWO LEGAL LOTS OF RECORD (ASSESSOR'S PARCEL NUMBERS 418-131-028-000 AND 418-132-005-000). THE LOT LINE ADJUSTMENT WILL ADD 7.8 ACRES TO ASSESSOR'S PARCEL NUMBER 418-131-028-000. THE PROPERTIES ARE LOCATED AT THE 3.2 MILE MARKER AT PALO COLORADO ROAD, BIG SUR, AND COASTAL ZONE. TABLED AT JULY 25, 2002 SUBDIVISION COMMITTEE MEETING FOR REDESIGN – NO HEARING DATE HAS BEEN SET. [NO CHANGE IN STATUS]
PLN000142 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	CALTRANS 2000- DISPOSAL SITE	HWY 1 VARIOUS SITES PM27.8 & 22.4, BIG SUR	EMERGENCY COASTAL DEVELOPMENT PERMIT TO REMOVE LANDSLIDE THAT IS BLOCKING BOTH LANES OF HWY 1. INCLUDES REVIEW OF DISPOSAL SITES FOR EXCESS MATERIAL FROM PITKINS CURVE AND BIG CREEK SLIDES. (SEE PLN000425 AND PLN000426 FOR FOLLOW-UP DISPOSAL.) SUSPENDED [NO CHANGE IN STATUS]
PLN980487 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	GRIES BEVERLY STERN	GORDA MOUNTAIN NO 4, BIG SUR	COASTAL DEVELOPMENT PERMIT AND DESIGN APPROVAL FOR A 540 SQUARE FOOT CARETAKER UNIT AND CARPORT ON A PARCEL WITH AN EXISTING SINGLE FAMILY RESIDENCE. THIS PROJECT WILL BRING THE EXISTING ILLEGAL MANUFACTURED UNIT INTO COMPLIANCE WITH THE ZONING ORDINANCE AND RESOLVE COUNTY CODE VIOLATION FILE #85-315:D. THE PROPERTY IS FRONTING AND SOUTHERLY OF GORDA MOUNTAIN RD, LOCATED AT NO. 4 GORDA MOUNTAIN (ASSESSOR'S PARCEL NUMBER 424-011-016-000) IN THE BIG SUR AREA OF THE COASTAL ZONE. DEEMED INCOMPLETE ON APRIL 14, 1999. (PROJECT HAS BEEN SUSPENDED DUE TO NO ACTIVITY) [NO CHANGE IN STATUS]

FILE #	APPLICANT	AREA	PROPOSED USE
PLN970596 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	PACIFIC BELL	LOPEZ POINT, BIG SUR	COASTAL DEVELOPMENT PERMIT AND DESIGN APPROVAL FOR A MICROWAVE DISH ENCLOSED IN A SHED (22' 6" IN HEIGHT) LOCATED WITHIN THE CRITICAL VIEWSHED OF STATE HIGHWAY 1. THE PROJECT INCLUDES A PROPANE TANK, 7' HIGH CEDAR FENCE AND SOLAR PANELS ON THE SHED ROOF. THIS WILL PROVIDE PACIFIC BELL TELEPHONE SERVICE ALONG THE SOUTH COAST AREA OF BIG SUR. THE PROPERTY IS FRONTING ON THE WESTERLY SIDE OF STATE HIGHWAY 1, LOCATED AT LOPEZ POINT (ASSESSOR'S PARCEL NUMBER 422-011-010-000) IN THE BIG SUR AREA OF THE COASTAL ZONE. PROJECT HAS BEEN SUSPENDED DUE TO INACTIVITY. [NO CHANGE IN STATUS]
PLN970595 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	PACIFIC BELL	POST RANCH (WEST SIDE OF HWY 1), BIG SUR	COASTAL DEVELOPMENT PERMIT AND DESIGN APPROVAL FOR A MICROWAVE DISH ON A 34' HIGH SUPPORT ANTENNA FOR PACIFIC BELL TELEPHONE SERVICE; AND A VARIANCE TO EXCEED THE 15' MAXIMUM ALLOWABLE HEIGHT FOR AN ACCESSORY STRUCTURE. THE PROPERTY IS FRONTING ON AND WESTERLY OF STATE HIGHWAY 1, LOCATED AS PARCEL "C" ON THE POST RANCH PROPERTY (ASSESSOR'S PARCEL NUMBER 419-311-036-000) IN THE BIG SUR AREA OF THE COASTAL ZONE. TABLED – PROJECT HAS NEVER BEEN DEEMED COMPLETE OR INCOMPLETE. [NO CHANGE IN STATUS]
PD040368 (PLANNER: PROJECT HAS TO BE RE-ASSIGNED)	DOUD JOHN EDWARD	W OF HWY 1 N OF GARRAPATA BRIDGE, BIG SUR	CONSIDER LAND USE PLAN AMENDMENT AND ZONE CHANGE FROM OUTDOOR RECREATION (OR) TO WATERSHED & SCENIC CONSERVATION (WSC/40) FOR A 2.5-ACRE LOT LOCATED NORTH OF GARRAPATA CREEK, SOUTH OF GARRAPATA PARK, AND WEST OF HIGHWAY ONE, BIG SUR (ASSESSOR'S PARCEL NUMBER 243-212-016-000), COASTAL ZONE. APPROVED BY BOARD OF SUPERVISORS ON NOVEMBER 14, 2006; LOCAL COASTAL PROGRAM AMENDMENT SENT TO CALIFORNIA COASTAL COMMISSION IN JUNE 2007. CALIFORNIA COASTAL COMMISSION RECOMMENDED DENIAL-APPEAL WITHDRAWN TO ADDRESS LEGAL LOT ISSUE. [NO CHANGE IN STATUS]



PROJECT UPDATE – STATE ROUTE 1 IN SAN LUIS OBISPO & MONTEREY COUNTIES (HIGHWAY 46 TO CARMEL RIVER)

PREPARED FOR JUNE 7, 2024, BIG SUR MULTI-AGENCY ADVISORY COUNCIL MEETING

PROJECTS UNDER CONSTRUCTION										
	Project	Location	Description	Estimated Construction Timeline	Construction Cost	Funding Source	Coastal Development Permit	Project Manager (Resident Engineer)	Contractor	Comments
1.	Highway 1 Pfeiffer Canyon Mitigation (1K080)	At Pfeiffer Canyon Bridge (MON 45.4/45.6)	Environmental mitigation (planting, erosion control) for project EA 1J130.	April 2023 – May 2026	\$200,000	SHOPP	This project is to meet the CDP condition for 05-1J130.	Aaron Wolfram	CON	Planting Complete Project in Plant establishment. Construction in progress.
2.	Highway 1 Big Sur Central (1Q770)	In Monterey County, Near Big Sur, From Limekiln Creek Bridge to 0.9 Mile south of Castro Canyon Bridge MON-1-20.9/42.2	Storm Damage Repairs	Winter 2023/ Fall 2024	\$76.35 Million	SHOPP	Exempt	Victor Devens	Papich Construction, Inc.	Construction in progress.
3.	Highway 1 Big Sur South (1Q760)	In San Luis Obispo and Monterey Counties, Near Big Sur, From Ragged Point to Limekiln Creek Bridge SLO-1-71.8 to MON-1-20.9	Storm Damage Repairs	Winter 2023/ Summer 2024	\$21.75 Million	SHOPP	Exempt	Victor Devens	S. Chaves Construction, Inc.	Construction in progress.
4.	Highway 1 Big Sur North (1Q800)	In Monterey County, Near Big Sur, From 0.9 Mile south of Castro Canyon Bridge to 0.3 Mile south of Carmel River Bridge MON-1-42.2/72.0	Storm Damage Repairs	Winter 2023/ Summer 2024	\$25.4 million	SHOPP	Exempt	Victor Devens	Granite Rock Construction	Construction in progress.
5.	Coastal RSP Repair (1R190)	In Monterey County from 3 miles to 1 mile south of the town of Gorda. MON-1-7.2/9.2	Storm Damage Repairs	Winter 2024/ Winter 2025	\$51 million	SHOPP	Exempt	Victor Devens	John Madonna Construction	Construction in progress



PROJECT UPDATE – STATE ROUTE 1 IN SAN LUIS OBISPO & MONTEREY COUNTIES (HIGHWAY 46 TO CARMEL RIVER)

PREPARED FOR JUNE 7, 2024, BIG SUR MULTI-AGENCY ADVISORY COUNCIL MEETING

6.	Dolan Point Slide (1R630)	In Monterey County 1.7 miles south of the Dolan Creek Bridge. MON-1-29.5	Remove slide material. Restore roadway. Install rockfall netting.	Winter 2024/ Spring 2024	\$1.8 million	SHOPP	Exempt	Victor Devens	Papich Construction	Construction in progress
7.	Monastery Beach Sinkhole (1S080)	In Monterey County one mile south of the Carmel River Bridge MON-1-71.24	Sinkhole over culvert	Spring 2024	\$150,000	SHOPP Minor	Exempt	Victor Devens	Granite Construction	Construction in progress
8.	Rocky Creek Slip Out (1S040)	In Monterey County at .1 mile south of the Rocky Creek Bridge MON-1-60.0	Stabilize slope. Temporary signal.	Spring/ Summer 2024	\$8 million	SHOPP	Emergency Costal Development Permit	Victor Devens	Teichert Construction	Stabilization complete, temporary signal in operation.
9.	Regent's Slide (1R640)	In Monterey County 0.3 mile south of the Big Creek Bridge. MON-1-27.8	Remove slide material. Restore roadway.	Winter 2024/ Fall 2024	\$31 million	SHOPP	Emergency Costal Development Permit	Victor Devens	Papich Construction	Construction in progress



PROJECT UPDATE – STATE ROUTE 1 IN SAN LUIS OBISPO & MONTEREY COUNTIES (HIGHWAY 46 TO CARMEL RIVER)

PREPARED FOR JUNE 7, 2024, BIG SUR MULTI-AGENCY ADVISORY COUNCIL MEETING

PROJECTS IN DEVELOPMENT									
	Project	Location	Description	Estimated Construction Timeline	Construction Cost	Funding Source	Coastal Development Permit	Project Manager	Comments
1.	Highway 1 Mud Creek Permanent Restoration (1K020)	In Monterey County 0.8 miles north of Alder Creek Bridge to 1.2 miles north of Alder Creek Bridge (MON 8.7/9.1)	Coastal Development Permit Requirements	April 2025 – October 2025	\$2.2 million	SHOPP	Yes	Luis Duazo	Final Design, Right of Way acquisitions, and obtaining a Coastal Development Permit are in process.
2.	Highway 1 Limekiln Creek Bridge Replacement (1F510)	In Monterey County from south of Limekiln Creek Bridge to just north of Limekiln Creek Bridge (MON 20.9-21.3)	Replace bridge	July 2027 – October 2030	\$78.6 million	SHOPP	Yes	Luis Duazo	The Environmental Document is being finalized. The Design phase is expected to start in September 2024.
3.	Highway 1 Big Creek Tieback Wall (1K010)	Near Lucia south of Big Creek Bridge (MON 27.5/27.7)	Construct tieback wall, restore roadway and facilities, place Water Pollution Control BMPs, and erosion control	February 2025 – December 2026	\$7.3 million	SHOPP	Yes	Meg Henry	Project is in the Design PS&E phase. Caltrans received an incomplete letter from Coastal for the CDP application and is actively working with Coastal to address their comments
4.	Highway 1 Castro Canyon Bridge Rail Upgrade (1H490)	At Castro Canyon Bridge (MON 43.1)	Replace bridge rail	August 2026 - April 2030	\$2.5 million	SHOPP	Yes	Meg Henry	Project is delayed due to AT&T; a second time extension was requested but denied by HQ CTC staff. D5 is reprogramming the project in the 24/25 SHOPP. D5 was notified in early March that ATT has contested the legal filing. D5 is awaiting clarification on updated timeline from HQ legal. As of May 2, the date for resolution of legal action is unknown but anticipated to be no earlier than late fall and possibly later than Spring 2025.



PROJECT UPDATE – STATE ROUTE 1 IN SAN LUIS OBISPO & MONTEREY COUNTIES (HIGHWAY 46 TO CARMEL RIVER)

PREPARED FOR JUNE 7, 2024, BIG SUR MULTI-AGENCY ADVISORY COUNCIL MEETING

5.	Highway 1 Coastlands II Wall Permanent Restoration (1P210)	Near Big Sur at 1.1 Mile south of Pfeiffer Canyon Bridge (MON 44.34/44.34)	Construct soldier pile wall or mechanically stabilized embankment wall	January 2026-October 2027	\$3.2 million	SHOPP	Yes	Mark Leichtfuss	Design phase began in January 2024.
6.	Highway 1 Garrapata Creek Bridge Rail Replacement (1H800)	At Garrapata Creek Bridge (MON 62.97)	Bridge rail rehabilitation	May 2025 – June 2026	\$3.6 million	SHOPP	Yes	Aaron Wolfram	A Monterey County board appointed working group met May 2024 recommended CA Type 86H rail or "replacement of original railing" requiring County to pursue legislation at the state level to allow for non-MASH compliant railing. CDP application submitted in March 2022. Project will seek a decision by the Board of Supervisors in June 2024 to either approve of the 86H C412 or to deny the application and pursue legislative remedy on their own.
7.	Highway 1 Carmel River Overflow Bridge (1F650)	In Monterey County, on Route 1, 0.2 miles south of Carmel River Bridge (MON 71.9 - 72.3)	Drainage Improvements	April 2025 – May 2026	\$11 million	Local, Oversight	Yes	Nicholas Heisdorf	95% Plans have been reviewed by the Department and returned to the County of Monterey. Anticipate comments to be addressed and resubmittal in Summer 2024.
8.	Highway 1 Big Creek to Carmel Drainage Restoration (1N360)	In Monterey Count on Route 1 at Various Locations (MON 27.76/70.87)	Drainage Restoration	September 2025 – August 2026	\$1.25 million	SHOPP MINOR A	Yes	Aaron Wolfram	PR signed 2/09/2024, CDP coordination ongoing 95% plans being developed for August 2024 review.
9.	Rocky Creek Emergency Bridge Construction (1S160)	In Monterey County at .1 mile south of the Rocky Creek Bridge MON-1-60.0	Construct a viaduct to restore two-way traffic	Summer 2024 – Summer 2025	Estimated \$21 million	SHOPP 130 Emergency Work	To be determined	Chad Stoehr	Geotechnical exploration complete and design is underway



PROJECT UPDATE – STATE ROUTE 1 IN SAN LUIS OBISPO & MONTEREY COUNTIES (HIGHWAY 46 TO CARMEL RIVER)

PREPARED FOR JUNE 7, 2024, BIG SUR MULTI-AGENCY ADVISORY COUNCIL MEETING

10.	St. Francis Revetment (1R210)	On Route 1 in Monterey County 2.2 miles north of the Pfeiffer Canyon Bridge. MON-1-47.8	Storm Damage Repairs	Summer 2024 future signal control	\$7.5 million	SHOPP	Exempt	Victor Devens	TBD
------------	--------------------------------------	--	----------------------	-----------------------------------	---------------	-------	--------	---------------	-----

ACRONYMS USED IN THIS REPORT:

CT	Caltrans	PA&ED	Project Approval and Environmental Document
CDP	Coastal Development Permit	PS&E	Plans, Specifications, & Estimates
DED	Draft Environmental Document	RTL	Ready to List
DPAC	Division of Procurement and Contracts	SHOPP	State Highway Operation and Protection Program
DPR	Draft Project Report	STIP	Statewide Transportation Improvement Program
ED	Environmental Document		