

# North County Land Use Advisory Committee

August 7, 2024

5:30 PM at Monterey County Free Libraries (Prunedale Branch)  
17822 Moro Road, Prunedale

## CALL TO ORDER

## ROLL CALL

## APPROVAL OF MINUTES

## PUBLIC COMMENT

The Committee will receive public comment on non-agenda items that are within the purview of the Committee at this time. The length of individual presentations may be limited by the Chair. The **Planning staff liaison** for this meeting is Ben Moulton at [moultonb@co.monterey.ca.us](mailto:moultonb@co.monterey.ca.us).

## SCHEDULED ITEM

**Note:** To view documents related to project(s) listed on the Land Use Advisory Committee agenda, please visit <https://aca-prod.accela.com/MONTEREY/Default.aspx> . Enter the file number in the “Quick Search” box; click on “Record Info” tab; click on “Attachments” in the drop-down menu; finally click on the document you wish to view

### INTERPRETATION SERVICE POLICY:

The County of Monterey Land Use Advisory Committee invites and encourages the participation of Monterey County residents at its meetings. If you require the assistance of an interpreter, please contact the Monterey County Housing and Community Development Department located in the Monterey County Government Center, 1441 Schilling Place, 2nd Floor South, Salinas - or by phone at (831) 755-5025. The Clerk will make every effort to accommodate requests for interpreter assistance. Requests should be made as soon as possible, and at a minimum 24 hours in advance of any meeting of the Land Use Advisory Committee meeting.

El Comité de Asesor del Uso de Terreno del Condado de Monterey invita y agradece la participación de los residentes del Condado de Monterey en sus reuniones. Si necesita la asistencia de un intérprete, comuníquese con el Departamento de Vivienda y Desarrollo Comunitario del Condado de Monterey ubicado en el Centro de Gobierno del Condado de Monterey, 1441 Schilling Place, segundo piso, Salinas, o por teléfono al (831) 755-5025. La Secretaria hará todo lo posible para satisfacer las solicitudes de asistencia de intérpretes. Las solicitudes deben hacerse lo antes posible, y mínimo 24 horas antes de cualquier reunión del Comité del Uso de Terreno.

- 1. Project Name:** JIMENEZ SALVADOR JR TR (THE RED BARN)  
**File Number:** PLN140602  
**Project Location:** 1000, 1050, 1060, 1150 N HWY 101 HWY, AROMAS, CA 95004  
**Assessor's Parcel Number(s):** 141-013-034-000, 141-013-035-000, 141-013-037-000, 141-131-025-000  
**Project Planner:** Mary Israel  
**Area Plan:** North County Area Plan  
**Project Description:** An application for Amendments to Use Permits and General Development Plan (GDP) for PLN140602 – JIMENEZ SALVADOR JR. TRUST (a.k.a. The Red Barn). The project involves a second amendment to ZA-3117 and an amendment to ZA-3629 which together allowed approximately 156,840 square feet (sq. ft.) vending and outdoor sales (flea market) area and 306,000

sq. ft. of parking area. This amendment proposes an additional 34,500 sq. ft. of outdoor vending area, approx. 18,140 sq. ft. vehicle access, and 720 sq. ft. office structure southwest of the Red Barn and 51,446 sq. ft. parking area in new location northeast of the Red Barn to abate Code Enforcement Case Nos. 20CE00297 and 22CE00422. The project also involves amendment to an adopted GDP to expand the existing open-air sales (flea market) and to add new uses including corporate events, weddings and quinceñeras within the Red Barn structure and electric carts, nursery events, outdoor movies, paintball club outside and allowing construction of on-site storage (shipping containers or similar) for vendors to rent. The project also involves a Use Permit for grading on slopes in excess of 25 percent as after-the-fact permit to partially abate Code Enforcement Case No. 22CE00422. **Proposed CEQA Action:** The California Environmental Quality Act action recommended to the Planning Commission is to adopt a Mitigated Negative Declaration pursuant to CEQA Guidelines section 15074.

### **OTHER ITEMS**

- A) Preliminary Courtesy Presentation by Applicants Regarding Potential Projects
- B) Announcements

### **ADJOURNMENT**