

**CALIFORNIA COASTAL COMMISSION**

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**NOTICE OF PROPOSED PERMIT WAIVER**

**Date:** October 29, 2014  
**To:** All Interested Parties  
**From:** Nancy Cave, North Central Coast District Manager  
Renée T. Ananda, Coastal Program Analyst  
**Subject:** **Coastal Development Permit (CDP) Waiver 2-14-1592-W**  
**Applicant:** Larry Fortado, Three Captains

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**Proposed Development**

After-the-Fact approval to install a new 19-foot tall dock hoist on Johnson Pier at Pillar Point Harbor in Half Moon Bay, San Mateo County for loading and off-loading of fishing equipment/gear and fish from boats situated alongside the dock.

**Executive Director's Waiver Determination**

Pursuant to Title 14, Section 13238 of the California Code of Regulations, and based on project plans and information submitted by the applicant regarding the proposed development, the Executive Director of the California Coastal Commission hereby waives the requirement for a CDP for the following reasons:

The proposed project will facilitate existing marine use by allowing for on-going operations in support of commercial fishing. It will ensure the economic and commercial use of the harbor and increases the efficiency of the existing commercial fishing operation. The site does not contain sensitive habitat and the proposed project includes best management practices to avoid and minimize potential impacts to the water quality of the harbor area and coastal waters. The project will not have a significant impact on visual and scenic resources, public access, biological resources, marine resources, or water quality.

For all of the above reasons, the proposed project is consistent with Chapter 3 of the Coastal Act.

**Coastal Commission Review Procedure**

This waiver is not valid until the waiver has been reported to the Coastal Commission. This waiver is proposed to be reported to the Commission on November 13, 2014, in Half Moon Bay. If four Commissioners object to this waiver at that time, then the application shall be processed as a regular CDP application.

**If you have any questions about the proposal or wish to register an objection, please contact Renée Ananda in the North Central Coast District office.**