

Midcoast Community Council

*An elected Advisory Council to the San Mateo County Board of Supervisors
representing Montara, Moss Beach, El Granada, Princeton, and Miramar*
P.O. Box 248, Moss Beach, CA 94038-0248 - www.MidcoastCommunityCouncil.org

Dave Olson **Chris Johnson** **Lisa Ketcham** **Dan Haggerty** **Erin Deinzer** **Joel Janoe** **Laura Stein**
Chair Vice-Chair Secretary Treasurer

Date: January 28, 2015
To: Mike Schaller, SMC Planning Dept.
From: Midcoast Community Council, Dave Olson, Chair
Cc: Supervisor Don Horsley
CCC staff Nancy Cave, Renee Ananda
State Parks, San Mateo Coast Superintendent
Subject: **PLN2015-00020: CDP to construct a 4 ft tall wood frame & wire mesh fence within the public right-of-way at the west end of 7th Street in Montara.**
Fence will be approximately 5 ft into the ROW & will be parallel to the front property line of the parcel at 101 7th Street. Applicant: Westerfield

The Midcoast Community Council has the following comments/recommendations on this Project:

1. We appreciate the simplicity and open structure of the fence design.
2. **Locate the new fence within the private parcel, not in the public right-of-way (ROW).** No justification is given for the County to allow fencing off for private use 150 sq.ft. on the north side of 7th St. adjacent to the coastal bluff and State Parkland. The fence encroachment serves no legitimate ROW purpose. It would impede already limited driveway access. It plays no role in stormwater runoff management, a significant issue on this street. The accelerated bluff retreat on the south side of 7th St. has already narrowed the ROW and taken a section of the 10-ft-wide undeveloped bluff top Marine Walk with it. This pattern is predicted to continue.¹ A fence in this location will effectively block access to the Marine Walk along the bluff with its unusual views of the Coast. LCP Table 10.6 recommends keeping open the ends of residential streets in Montara and developing them as viewpoints.
3. **Remove invasive view-blocking Pittosporum shrubs planted on the cliff edge on State Parkland west of the applicant's house.** Cut at ground level and paint fresh cuts with glyphosate.

Thank you for the opportunity to comment. Please keep us informed of any comments received, redesigns, hearings, approvals, or appeals concerning this project. Digital format is preferred (daveolsonmcc@gmail.com).

¹ 50-year erosion/drainage map, 6/13/2000,
<http://www.midcoastcommunitycouncil.org/storage/issues/montaracoast/2000-06-13-7thStErosion-map.pdf>