

Planning & Zoning Committee of the MidCoast Community Council
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FAX

March 6, 2001

TO: George Bergman, Zoning Hearing Officer

TO: Miroo Brewer, Project Planner

San Mateo County Planning and Building Division

Mail Drop PLN122, 455 County Center

Redwood City, CA 94063

650.363.1841 - FAX: 650.363.4849

RE: PLN2001-00189: Coastal Development Permit, Coastsides Design Review and Amendment to Existing Use Permit # USE 92-0013 for a new 3 –story, 12,151 sq/ft building for a 12 unit addition to existing Bed & Breakfast facility with 6 covered and 9 uncovered parking spaces on a 12,000 sq/ft parcel at the south-east corner of Princeton & Columbia Avenues in Princeton.

Dear George & Miroo:

At the Planning and Zoning meeting of March 6, 2002, the above mentioned item was brought to our attention during Public Comment, and the committee was asked to review the project as an Emergency item that arrived after the posting of our agenda. The committee agreed 4-1.

I apologize for not giving you an appropriate amount of notice; however, the committee was unaware that there had been significant changes to the Plans submitted to the Zoning Hearing officer from what was initially reviewed by Planning and Zoning last year.

- Only one unit showed a kitchen in the original plans that we reviewed and as was presented to us by the applicant: The proposed project as brought to your hearing (attachment I: Neg Dec, 1st paragraph) states “Each unit is equipped with cooking facilities”. **This is a total of 12 Kitchens.**
- The project was originally described and submitted to us for review as an **addition to an existing Bed & Breakfast facility**
- During the presentation by the applicant to the Planning and Zoning Committee, the applicant described this project as a Holstery, not a Bed &

Breakfast or a Hotel

- The Negative Declaration describes this project as a hotel
- 4 members of Planning and Zoning who reviewed the original plans last year were in attendance (Chuck Kozak, Ric Lohman, Kathryn Slater-Carter & Karen Wilson) unanimously, none of us recall any relationship between the plans presented last year to the plans presented to the Zoning Hearing officer
- Concerns over adequate parking and the appropriateness of a Hotel in this area need to be addressed

All members of the Planning and Zoning Committee present (Karen Wilson, Paul Perkovic, Sandy Emerson, Chuck Kozak, Ric Lohman and Kathryn Slater-Carter) respectfully request that due to the changes and inconsistencies in what was presented to Planning and Zoning and the plans presented to the Zoning Hearing Officer, that the current plans be re-reviewed by our Committee for proper community review and input. I can put this item on our agenda for our next regular meeting of March 20, 2002 and get comments back to you immediately.

Thank you for your time and consideration,

Karen Wilson
Chair, MCC Planning and Zoning Committee
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