



April 28, 2003

To: Sara Bortolussi

SMC Planning and Building Division
Mail Drop PLN122, 455 County Center
Redwood City, CA 94063
650.363-1837 - FAX: 650.363.4849

re: PLN2003-00032: Lot Line Adjustment between two developed parcels at 539 and 565 Santiago in El Granada. **APN(s) 047-291-350 & 370.**

Sara:

The MidCoast Community Council Planning and Zoning Committee reviewed the above referenced application at our regular meeting of 02/05/03, and we had the following comments:

As we understand it, the proposal would increase size of substandard lot to above the zoning minimum, and establish a 7.4' side setback on a structure currently with a 0' side setback. No other nonconforming setbacks or lot sizes would result.

The Committee passed the consent recommendation for approval as presented with the request that the P&Z Committee review of any revisions to existing project application (PLN 2000-00494, new 2614 sq. ft. 2-story single-family residence, reviewed 8/15/01.)

Thank you for your help, and please keep us informed of any further developments, redesigns, hearings, approvals or appeals concerning this application.

For the MCC Planning & Zoning Committee,

Chuck Kozak
Chair, MCC Planning & Zoning Committee
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