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To: Mr. Farhad Mortazavi
San Mateo County Planning and Building Division
Mail Drop PLN122, 455 County Center
Redwood City, CA 94063
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re: PLN 1999-00862 - Coastal Development Permit and Design Review for expansion of building for take-out pizza shop. 1400 Main St., Montara. APN 036-054-100

Mr. Mortazavi:

On 1/19/99, the Planning and Zoning committee of the MidCoast Community Council reviewed the above referenced permit application. We had the following comments:

1) Neither the applicant or anyone familiar with the project attended our meeting. Answers to questions that were raised at our earlier review of this project remain unanswered. They were (refer to my letter of January 7, 2000):

" ... Access to the proposed business would seem to be only via Main St. in Montara, at the end of a parking lot. Proposed signage on the building would apparently face to the east toward Main St. We would like to know if the applicant proposes any signage along Highway 1 or anywhere else, and what the regulations might be regarding any other signs.

" ... We would like explanation of how multiple business structures on commonly owned parcels is regulated."

2) We would also like to know the range of notification in the neighborhood, especially on Main St. between 6th and 8th and of the other businesses along Highway 1.

Because of the above issues, the committee did not finalize its review and it will be continued to the next regular meeting on February 2, 2000. Please notify the applicant if they wish to attend.

Thank you for your help with this project, and we look forward to receiving the above mentioned materials for our review.

Chuck Kozak
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