



12/24/96

City of Half Moon Bay
City Hall, 501 Main Street, P.O. Box 338
Half Moon Bay, CA 94019-0338

December 23, 1996

Mr. Chris McComb, Chairman
MidCoast Community Council
P. O. Box 64
Moss Beach, CA 94038

Subject: Conservatory Hotel

Dear Mr. McComb:

The City Council asked me to provide information for the MidCoast Community Council regarding the conditions of approval for the Conservatory Hotel.

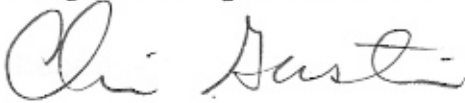
Prior to the issuance of a Certificate of Occupancy, the developer must have complied with all the conditions of approval as imposed by the Half Moon Bay City Council at its meeting of June 20, 1995.

The Coastal Commission Staff will ensure that all conditions imposed by that agency have been met prior to occupancy. At this time the Coastal Commission Staff is in the process of determining which office, either Santa Cruz or San Francisco, will be responsible for permit compliance.

The Granada Sanitary District established the sewer requirements for the project, and the developer has purchased the number of connections required by the District. The Coastside County Water District has indicated that the required number of water connections have been purchased and assigned to the property. The parking requirements for the project, as imposed by the City Council in conjunction with its approval, is for 63 spaces. These spaces must be provided as shown on the approved plans prior to the issuance of a Certificate of Occupancy.

Should you have any questions or need additional information,
please do not hesitate to call at anytime.

Respectfully submitted:

A handwritten signature in cursive script, appearing to read "Chris Gustin".

Chris Gustin
Planning and Building Director

cc: Mayor and City Council
Interim City Manager
City Attorney