

**COUNTY OF SAN MATEO
PLANNING AND BUILDING DEPARTMENT**

DATE: June 27, 2024

TO: Agricultural Advisory Committee

FROM: Planning Staff

SUBJECT: Director's Report

CONTACT INFORMATION: Olivia Boo, Planner, oboo@smcgov.org

The following is a list of Planned Agricultural District Permits and Coastal Development Exemptions for the rural area of the County that have been received by the Planning Department from May 29, 2024 to June 26, 2024.

PLANNED AGRICULTURAL DISTRICT (PAD) PERMIT OUTCOMES

One (1) PAD application was heard or considered by the Board of Supervisors and/or Planning Commission during this time period.

1. Owner: Debbie Jahns
Applicant: Debbie Jahns
File Number: PLN2018-00168
Location: 12850 Cabrillo Highway, Pescadero
Assessor's Parcel No.: 086-142-010

Consideration of a Coastal Development Permit (CDP), Planned Agricultural District Permit, After-the-Fact Grading Permit, Architectural Review Permit, and adoption of a Mitigated Negative Declaration, to construct a new 2,750 sq. ft. single-story, pre-manufactured affordable housing unit with a 360 sq. ft. detached two-car carport, and supporting improvements, on a legal 17.4-acre parcel. A total of 1,250 cubic yards (c.y.) of grading is associated with the project, including 630 c.y. of cut and 620 c.y. of fill, and no tree removal. The property is located within the Cabrillo Highway State Scenic Corridor in the unincorporated Pescadero area of San Mateo County. The CDP is appealable to the California Coastal Commission. Project Planner; Summer Burlison, sburlison@smcgov.org.

This project was approved by the Planning Commission at their June 12, 2024 meeting.

UPCOMING PLANNED AGRICULTURAL DISTRICT PERMIT PROJECTS

One (1) PAD permit application was received by the Planning Department during this time period.

1. Owner/Applicant: Christina Stembel
File Number: PLN2024-00169
Location: 0 Cabrillo Highway, Pescadero
(south of Pescadero State Beach)
Assessor's Parcel No.: 086-250-030

Planned Agricultural District Permit, Coastal Development Permit (CDP), and Grading Permit to construct a 6,500-square-foot, 2-story, 3-bedroom residence, with an attached two-car garage and a detached 1,500-square-foot barn; includes 1,120 cubic yards of grading, an on-site wastewater treatment system, and septic system. The CDP is appealable to the California Coastal Commission. Application received June 7, 2024. Project Planner: Dylan Parker, jparker1@smcgov.org.

COASTAL DEVELOPMENT EXEMPTIONS (CDX) FOR AGRICULTURAL PROJECTS

Two (2) CDX application for agricultural projects were submitted during this time period. Please see the attached status report regarding the applications. The CDX list includes the description of the project and its status. A copy of the CDX is available for public review upon request.

OTHER PROJECTS

1. Owner/Applicant: Dolores Togneri
File Number: PLN2024-00187
Location: 0 San Mateo Rd., Half Moon Bay (unincorporated)
Assessor's Parcel No.: 056-321-020

Agritourism Event Permit, for 4 - 6 employees, ornamental flowers, pumpkins, corn maze, approximately 1-acre of parking. Application received June 24, 2024. Project Planner: TBD (planningprojects@smcgov.org).

ADDITIONAL ANNOUNCEMENTS

Next meeting is on August 12, 2024.

EXHIBIT A: STANDING TOPICS

See attached Exhibit A for a list of standing topics requested by the AAC.

COUNTY OF SAN MATEO

Count Distinct(RECORD ID)
2

Permit Number	RECORD NAME	DATE OPENED	DESCRIPTION	APN	ADDR FULL LINE1	RECORD STATUS
PLN2024-00163	Vegetation Management	6/5/2024	Coastal Development Exemption (CDX) to allow for the removal of 24 trees at various coastal locations as part of PG&E's fire hazard mitigation work.	Various (San Gregorio)	0 San Gregorio (near Bear Gulch)	Approved
PLN2024-00166	FENCE	6/6/2024	CDX for a new fence.	087042050	205 NORTH ST, PESCADERO, CA 94060-0000	Submitted

Exhibit A

Standing topics

	Topic
a.	Peninsula Open Space Trust parcels excluded from wildlife conservation easements that are associated with the Lake Lucerne Mutual Water Company.
