



County of Santa Cruz Planning Division
701 Ocean Street 4th Floor, Santa Cruz, CA 95060
(831) 454-2260 | www.sccoplanning.com

241022

Development Permit Application

Application Date: 01/25/2024
Print Date: 08/07/2024
At Cost No: ACP 19129

Parcel No. 03846114

Address 763 LAS OLAS DR, APTOS CA 95003-3501

PROJECT DESCRIPTION

Proposal to extend the lower deck by 18 square feet and recognize the removable hot tub.
Requires a Coastal Development Permit.
Property is located on the south side of Las Olas Drive (763 Las Olas Drive), approximately 0.90 miles southeast of the intersection of Center Avenue and Las Olas Drive.

Permit to help resolve only the deck addition in Open Code Case NV25014 (the stairway is under the jurisdiction of Coastal Commission)

Directions to Property 763 Las Olas Drive, Aptos, CA 95003

Related Applications None

Primary Contact Robert N. Klein. Representative
550 S. California Avenue Suite 330
Palo Alto, CA 94306
(650)833-0100
bobklein@klein-financial.com
Contact Type:

Owner NELSON TIMOTHY SCOTT & KELLI JEAN
24995 MILLER CUT OFF RD

LOS GATOS, CA 95033

Additional Camille O'Conner Norton
210 Apple Ln
Aptos, CA 95003
(650)833-0100
bobklein@klein-financial.com

PARCEL CHARACTERISTICS

Zone District(s): R-1-8
 General Plan Designation: R-UL,O-R
 Planning Area: APTOS
 Urban Service Line: Yes
 Coastal Zone: Yes
 General Plan Resources & Constraints*: SCENIC, Fema Flood Zones
 Assessor Land Use Code: 020-SINGLE RESIDENCE
 District : SUPER-2
 Parcel Size**: 11,630.52 Square Feet (0.27 Acres)

* Actual conditions on this property may not coincide with the description above, because the mapped information is somewhat generalized. The application of specific resources and constraint policies is dependent on the actual conditions on the property and in the area of the development.

** This parcel size has been calculated by the County's geographic information system (GIS) and is an estimate only. If a minimum parcel size is required to meet County standards, you may need to obtain a survey to demonstrate that you have sufficient land area.

APPLICATION FEES

Date Paid	Fee Description	Fee Code	Amount	Receipt
01/18/2024	Coastal Zone Permit - Level 5	CZB		90421
01/18/2024	Env Res-Add_Detach Structures Urban	ECT		90421
01/25/2024	Records Management Fee	RMF	\$15.00	90421
01/25/2024	COB NOE Administrative Fee	COB	\$50.00	90421
01/25/2024	Initial Deposit Fee		\$8,000.00	90421

TOTAL FEES \$8,065.00

NOTICE TO DEVELOPMENT PERMIT APPLICANT

1. You may call the General Information Desk at 831-454-3252 after one week for the name and phone number of your project planner.
2. With a finding of extraordinary circumstances, reviews normally charged a fixed fee may be charged on an actual cost basis. This determination may be made either at application intake during application review. Authority for these charges is found in the Planning Department Fee Schedule.
3. Your application fees are not refundable except as specified in the Planning Department Fee Schedule.
4. You must advise residents of the subject property that Planning Department staff may be visiting the site. The site must be clearly marked/staked for staff inspection. Incomplete directions or markings will delay the review of the project.
5. If you have begun any activity requiring County review or approval without first obtaining a permit, you will be charged for staff time incurred to investigate the violation and costs for staff time that accrues until the violation is resolved. Authority for these charges is found in Chapter 1.12 of the Santa Cruz County Code.
6. Actions by County staff may be appealed. For guidance on how to file an appeal contact your project planner.
7. If you have applied for a technical review you will receive a letter with the results of that review.

SIGNATURES

The undersigned property owner(s) hereby authorize the filing of this application, and authorize staff to visit the subject property for purposes of reviewing this proposed project. I certify to the best of my ability that the above and attached information is true and correct, and that I have read and understood the above information.

SIGNATURE OF PROPERTY OWNER/OWNER'S AGENT

SIGNATURE OF PROPERTY OWNER/OWNER'S AGENT

APPLICATION TAKEN BY: Alexandra Corvello
PLANNING DIVISION
SUBMITTED AT: 701 OCEAN STREET

CALIFORNIA ENVIRONMENTAL QUALITY ACT NOTICE OF EXEMPTION

The Santa Cruz County Planning Division has reviewed the project described below and has determined that it is exempt from the provisions of CEQA as specified in Sections 15061 - 15332 of CEQA for the reason(s) which have been specified in this document.

Application Number: 241022
Assessor Parcel Number: 03846114
Project Location: 763 Las Olas Drive, Aptos CA 95003

Project Description: Proposal to extend the lower deck by 18 square feet and recognize the removable hot tub.

Person or Agency Proposing Project: Robert Klein, Representative

Contact Phone Number: 650-833-0100

- A. The proposed activity is not a project under CEQA Guidelines Section 15378.
- B. The proposed activity is not subject to CEQA as specified under CEQA Guidelines Section 15060 (c).
- C. **Ministerial Project** involving only the use of fixed standards or objective measurements without personal judgment.
- D. **Statutory Exemption** other than a Ministerial Project (CEQA Guidelines Section 15260 to 15285).
- E. **Categorical Exemption**

Specify type: Class 1 – Existing Facilities (Section 15301)

F. Reasons why the project is exempt:

Installation of accessory appurtenant structures that include a minor addition to an existing low-level deck and a removable hot tub that constitutes less than 50% of the floor area of the existing dwelling.

In addition, none of the conditions described in Section 15300.2 apply to this project.

DocuSigned by:
Alexandra Corvello
83392586760703

Alexandra Corvello, Project Planner

Date: 8/2/2024