

ATTACHMENT F

Coastal Commission
Approval Letter and
Suggested Modifications
(LC2020-008)

CALIFORNIA COASTAL COMMISSION

SOUTH COAST DISTRICT OFFICE
301 E. OCEAN BLVD., SUITE 300
LONG BEACH, CA 90802
(562) 590-5071



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DEVELOPMENT

October 18, 2021

OCT 20 2021

CITY OF
NEWPORT BEACH

Jaime Murillo, Principal Planner
Community Development Department
City of Newport Beach
100 Civic Center Drive
Newport Beach CA 92660

Re: City of Newport Beach LCP Amendment Request No. LCP-5-NPB-21-0036-1 Part C
(Newport Island Short Term Lodging)

Dear Mr. Murillo:

You are hereby notified that the California Coastal Commission, at its October 13, 2021 meeting, approved City of Newport Beach Local Coastal Program (LCP) Amendment No. LCP-5-NPB-21-0036-1 Part C with suggested modifications. The amendment to the Implementation Plan (IP) portion of the Newport Beach certified LCP will amend IP Section 21.48.115 (Short Term Lodging).

The LCP amendment will be fully effective once:

1. The City of Newport Beach City Council adopts the Commission's suggested modifications,
2. The City of Newport Beach City Council forwards the adopted suggested modifications to the Commission by Resolution, and,
3. The Executive Director certifies that the City has complied with the Commission's October 13, 2021 action.

The Coastal Act requires that the City's adoption of the suggested modifications be completed within six (6) months of the Commission's action. Pursuant to the Commission's action on October 13, 2021, certification of LCP Amendment No. LCP-5-NPB-21-0036-1 Part C is subject to the attached Suggested Modifications (Attachment "A").

Thank you for your cooperation and we look forward to working with you and your staff in the future. If you have any questions regarding the modifications required for effective certification of this LCP amendment, please contact Liliana Roman at our Long Beach office (562) 590-5071.

Sincerely,

A handwritten signature in black ink, appearing to read "Zach Rehm".

Zach Rehm,
South Coast District Supervisor

Attachment “A”

Suggested Modifications

Suggested Modification #1 – Modify proposed new IP Section 21.48.115(D)4 as follows:

4. Each short-term lodging unit on Newport Island shall provide a minimum of one parking space in an **existing** garage or carport. Occupancy shall be limited to a maximum of five overnight guests for a short-term lodging unit **that** provides only one parking space. The parking required by this subsection shall be free of obstructions and available for use by the short-term lodging user.

Suggested Modification #2 – Clarification regarding changes to IP Section 21.48.115 approved by the Commission under LCP Amendment No. LCP-5-NPB-20-0070-3:

Amendments to the language of IP Section 21.48.115 and Chapter 5.95 approved by the Commission under LCP Amendment No. LCP-5-NPB-20-0070-3 at its October 13, 2021 meeting shall be reflected in this subject LCP Amendment No. LCP-5-NPB-21-0036-1 Part C.