



## Legislation Text

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**File #:** 18-4660, **Version:** 1

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**323 Marguerite, LLC Residential Condominiums Tentative  
Parcel Map No. NP2018-033 and Coastal Development  
Permit No. CD2018-101 (PA2018-231)  
Site Location: 323 Marguerite Avenue, Units A and B**

### ***Project Summary***

A request for a tentative parcel map for two-unit condominium purposes. An existing residential duplex has been demolished and a new duplex is currently under construction pursuant to Zoning and Building Code requirements. No waivers of Title 19 (Subdivisions) are requested. The Tentative Parcel Map would allow each unit to be sold individually. The Tentative Parcel Map also requires the approval of a Coastal Development Permit pursuant to Title 21 Local Coastal Program Implementation Plan in the Municipal Code.

### ***Recommended Action***

1. Conduct a public hearing;
2. Find this project exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15315 of the CEQA Guidelines - Class 15 (Minor Land Divisions), because it has no potential to have a significant effect on the environment; and
3. Adopt Draft Zoning Administrator Resolution No. \_ approving Tentative Parcel Map No. NP2018-033 and Coastal Development Permit No. CD2018-101.