



City of Salinas

COMMUNITY DEVELOPMENT DEPARTMENT

65 W. Alisal Street, 2nd Floor • Salinas, California 93901
(831) 758-7387 • (831) 775-4258 (Fax) • www.ci.salinas.ca.us

April 10, 2023

John Filighera & Associates, Inc.
484 B. Washington St. #320
Monterey, CA 93940

RE: TIME EXTENSION (TE 2023-003) TO PLANNED UNIT DEVELOPMENT PERMIT 2019-001 AND TENTATIVE MAP 2019-002; A REQUEST TO DEVELOP 37 DETACHED SINGLE-FAMILY DWELLING UNITS WITH ALTERNATIVE DEVELOPMENT STANDARDS AND SUBDIVIDE A 7.74-ACRE LOT INTO 37 LOTS WITH ALTERNATIVE STREET SECTIONS AND STREET FRONTAGE DESIGN FOR INTERIOR ROADWAYS LOCATED AT 11 HILL CIRCLE IN THE RESIDENTIAL – LOW DENSITY - AIRPORT OVERLAY – FLOOD OVERLAY (R-L-5.5 – AR - F) ZONING DISTRICT

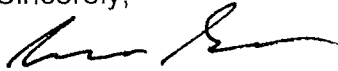
Dear Mr. Filighera:

This correspondence responds to your e-mail request received on April 6, 2023, requesting a one (1) year time extension to Planned Unit Development Permit 2019-001 (PUD 2019-001) and Tentative Map 2019-002 (TM 2019-002) a request to develop 37 detached single-family dwelling units with alternative development standards and subdivide a 7.74-acre lot into 37 lots with alternative street sections and street frontage design for interior roadways located at the above referenced address. Reference is made to allow additional time to work with the California Department of Fish and Wildlife (formerly Department of Fish and Game) to clarify the requirement for a Streambed Alteration Agreement for the project.

The Community Development Department has reviewed the request for a time extension and has determined that there is sufficient evidence that substantial action has been commenced to carry out the terms and intent of the PUD and the TM pursuant to Zoning Code Section 37-60.1050(a)(3), based on the following: that because of the work in clarifying the requirements for a Streambed Alteration Agreement for the project with the California Department of Fish and Wildlife, the City Planner has determined that substantial action has been commenced to carry out the terms and intent of PUD 2019-001 and TM 2019-002.

PUD 2019-001 and TM 2019-002 were approved by the City Council on April 13, 2021 and would have expired on April 13, 2023. Please be advised that the PUD and TM have been extended an additional one (1) year and the new expiration date shall be **April 13, 2024**. All remaining terms, requirements, and conditions of PUD 2019-001 and TM 2019-002 remain in full force and effect. Please acknowledge your acceptance of this Time Extension by signing the enclosed copy of this letter and returning it to our office. If I can be of further assistance, please call me at (831) 758-7206.

Sincerely,

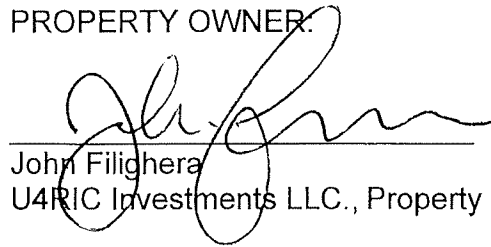


Courtney Grossman
Planning Manager

This Time Extension to PUD 2019-001 and TM 2019-002 is hereby acknowledged and accepted:

Dated: 7/25/23

PROPERTY OWNER:



John Filighera
U4RIC Investments LLC., Property Owner

c: *PUD 2019-001 and TM 2019-002 files*

Attachment: e-mailed Time Extension request from John Filighera received on April 6, 2023

I:\ComDev\Planning Share Space\11 Hill Circle\PUD 2019-001 & TM 2019-002 - 11 Hill Circle\TE 2023-003\TE 2023-003.doc

Thomas Wiles

From: jfa@cruzio.com
Sent: Thursday, April 6, 2023 2:46 PM
To: Thomas Wiles
Subject: extension of permit

To whom it may concern,
Please extend my permit for another year as the Fish and Wildlife Department figures out if they need a streambed alteration agreement. I have been working with the Fish and Wildlife Department for several months now and hope to have this resolved in the next couple of months. Thank you for your time,
I will send the credit card information in a separate email
John Filighera, Broker
John Filighera & Associates, Inc.
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Monterey, Ca 93940
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