



Council Agenda Report

To: Mayor Wagner and the Honorable Members of the City Council

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Prepare by: Bonnie Blue, Planning Director

Approved by: Reva Feldman, City Manager

Date prepared: July 17, 2018 Meeting date: August 12, 2019

Subject: Issuance Report: Emergency Coastal Development Permits

RECOMMENDED ACTION: Receive and file the report of emergency coastal development permits (ECDPs) that were issued since the last report provided on July 23, 2018.

FISCAL IMPACT: There is no fiscal impact associated with the recommended action.

DISCUSSION: This agenda item is for informational and reporting purposes only. Pursuant to Local Coastal Program Local Implementation Plan (LIP) Section 13.14.1(a), the Planning Director shall report in writing to the City Council any ECDPs that have been issued by the City of Malibu.

An ECDP allows for the approval of temporary work to prevent the loss of life or property. Pursuant to LIP Section 13.14, these permits allow for a temporary solution to mitigate disaster-related damage. Any development or structures constructed pursuant to an ECDP are considered temporary until authorized by a follow-up CDP. Within 90 days of ECDP issuance, the applicant is required to: 1) file for a regular CDP; 2) file for a CDP exemption if the project meets the requirements for an exemption; or 3) remove the development. Applicants who fail to apply for a follow-up regular CDP and obtain approval must remove any work completed.

The decision to issue an ECDP is at the discretion of the Planning Director. Nineteen ECDPs have been issued since the previous report to Council on July 23, 2018 – seven of which are related to the Woolsey Fire. Three of the seven were for temporary housing – the first is one programmatic ECDP issued pursuant to the Woolsey Fire LCP amendments allowing the City to process a single ECDP to cover placement of temporary housing structures citywide on properties where a primary dwelling unit was

lost, rather than processing ECDPs for each property. The second and third were issued to allow existing accessory structures to be converted to dwelling units for property owners who lost the primary dwelling in the fire. The four remaining Woolsey ECDPs were for staging areas for emergency repairs.

ATTACHMENT: List of ECDPs issued since the report provided on July 23, 2018

**City of Malibu Planning Department
ECDPs Issued since July 2018**

CASE NUMBER	STREET	STREET NAME	DATE ISSUED	CDP	PERMIT DESCRIPTION
WOOLSEY FIRE PROJECTS					
ECDP 19-002	29725	Harvester Rd	1/30/2019		An emergency permit to convert an existing accessory structure into a temporary dwelling unit as a result of the primary residence being destroyed by the Woolsey Fire.
ECDP 19-003		Citywide	1/10/2019	LCPA No. 19-001	An application to grant a programmatic approval for the City's temporary disaster housing permitting program pursuant to Local Coastal Program Local Implementation Plan Section 3.6(M) which involves issuing a permit to allow placement of temporary trailer, mobilehome or similar structure on a property where the residence was damaged or destroyed by natural disaster for use during or in anticipation of reconstruction of a home damaged or destroyed by natural disaster
ECDP 19-005	23833	Stuart Ranch Rd	2/15/2019	CDP No. 19-025	An emergency permit to allow for the continued temporary staging of construction trailers, trucks, and materials on the vacant lot at 23822 Stuart Ranch Rd in order to conduct repairs to SCE infrastructure throughout the City of Malibu through August, 2019
ECDP 19-009	29136	Pacific Coast Hwy	3/29/2019	CDP No. 19-035	An emergency permit to utilize the vacant lot located at 29136 Pacific Coast Highway, for equipment staging to be used for post-Woolsey Fire winter storm debris clean-up efforts including equipment, vehicle and debris storage
ECDP 19-010	23800	Civic Center Way	3/29/2019	CDP No. 19-036	An emergency permit to utilize the vacant lot located at 23800 Stuart Ranch Road, for equipment staging to be used for post Woolsey Fire winter storm debris clean-up efforts including equipment, vehicle and debris storage
ECDP 19-011	6671	Dume Dr	5/10/2019		An emergency permit to convert an existing accessory structure to a dwelling unit as a result of the primary residence being destroyed by the Woolsey Fire
ECDP 19-014	23833	Stuart Ranch Rd	6/10/2019	CDP 19-025	An emergency permit to allow for the continued temporary staging of construction trailers, trucks, and materials on the vacant lot at 23833 Stuart Ranch Rd in order to conduct repairs to SCE infrastructure throughout the City of Malibu through August, 2019

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 ECDPs Issued since July 2018

CASE NUMBER	STREET	STREET NAME	DATE ISSUED	CDP	PERMIT DESCRIPTION
NON-WOOLSEY FIRE PROJECTS					
ECDP 15-009	28820	Cliffside Dr	7/31/2018	CDP No. 19-003	An emergency permit to allow for the temporary installation of soldier piles to mitigate the slope failure currently impacting the existing residence
ECDP 18-001		Trancas Creek Bridge	12/11/2018		An emergency permit for pile foundation repair improvements to protect the existing Trancas Creek Bridge (Applicant: Caltrans). Caltrans is in the process of preparing an initial study for the CDP.
ECDP 18-002	31618	Sea Level Drive	3/30/2018	CDP No. 18-029	An emergency permit to allow for the temporary placement of sand bags to mitigate bluff erosion currently impacting East Sea Level Drive
ECDP 18-004	25377	Malibu Rd	4/25/2019		An emergency permit to allow for the temporary construction of retaining walls to mitigate the erosion currently impact the existing residence
ECDP 18-005	32640	Pacific Coast Hwy	10/5/2018	CDP No. 13-064	An emergency permit to allow for remedial grading to create a temporary buttress fill to mitigate slope failure currently impacting Pacific Coast Highway as well as the existing residence at 32640 Pacific Coast Highway.
ECDP 18-006	27952	Pacific Coast Hwy	10/8/2018	CDP No. 19-006	An emergency permit to allow for the temporary installation of retaining walls and piles to mitigate the bluff landslide currently impacting the existing residence
ECDP 18-007	20725	Rockcroft Dr	10/8/2018		An emergency permit to allow for an emergency repair of the advanced onsite wastewater treatment system
ECDP 18-008	20966	Las Flores Mesa Dr	12/19/2018		An emergency permit to allow for the temporary installation of a pile-supported concrete grade beam to mitigate the erosion currently impacting the part of the road located near 20966 Las Flores Mesa Drive.
ECDP 18-009	31697	Sea Level Dr	3/14/2019		An emergency permit to allow slope trimming and rear yard retaining walls supported by two rows of piles to mitigate a slope failure currently impacting the existing residences located at 31691, 31697 and 31705 Sea Level Drive; including the demolition of the existing residence located at 31697 Sea Level Drive to allow for equipment access necessary to install piles and retaining walls on the three properties listed

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ECDPs Issued since July 2018**

CASE NUMBER	STREET	STREET NAME	DATE ISSUED	CDP	PERMIT DESCRIPTION
ECDP 19-004	21920	Pacific Coast Hwy	3/21/2019	CDP No. 17-117	An emergency permit to allow for the removal of the existing failing concrete bulkhead and jeopardized onsite wastewater treatment system (OWTS) located at 21920 Pacific Coast Highway as well as the installation of a new OWTS and protective concrete bulkhead
ECDP 19-012	32216	Pacific Coast Hwy	5/24/2019		An emergency permit to allow for the temporary placement of one wooden lifeguard tower at El Matador State Beach (Applicant: State of California)
ECDP 19-013	20781	Big Rock Dr	6/18/2019		An emergency permit to allow the replacement of a failing onsite wastewater treatment system (OWTS) and to complete the installation of a new OWTS

Note: For ECDPs where the applicant has not submitted a CDP within 90 days after the issuance of the ECDP, Code Enforcement is currently pursuing compliance or