



## AGENDA

### PLANNING COMMISSION

**Tuesday, December 23, 2025**  
**Civic Center, Council Chambers**  
**2000 Main Street**  
**Huntington Beach, CA 92648**

**Regular Meeting - 6:00 PM**

#### **PLANNING COMMISSION**

*Chair Brian Thienes*

*Vice-Chair Brett Bush*

*Commissioner Tracy Pellman*

*Commissioner Ken Babineau*

*Commissioner Domnic McGee*

*Commissioner Ann Palmer*

*Commissioner Ben Goldberg*

#### **STAFF**

*Jill Bos, Deputy Director of Community Development*

*Ricky Ramos, Planning Manager*

*Connor Hyland, Deputy City Attorney*

*Kim De Coite, Senior Administrative Assistant*

**MEETING ASSISTANCE NOTICE:** In accordance with the Americans with Disabilities Act, services are available to members of our community who require special assistance to participate in public meetings. If you require special assistance, 48-hour prior notification will enable the City to make reasonable arrangements for an assisted listening device (ALD) for the hearing impaired, American Sign Language interpreters, a reader during the meeting and/or large print agendas. Please contact the City Clerk's Office at (714) 536-5227 for more information, or request assistance from the staff or Sergeant-at-Arms at the meeting.

**PUBLIC COMMENTS:** To address the legislative body on items of interest not scheduled for public hearing, *Request to Speak* forms will be made available at the meeting and are collected by the staff or Sergeant at Arms. Some legislative bodies may provide different *Request to Speak* forms for public hearing items.

**AUDIO/VIDEO ACCESS TO BROADCASTED MEETINGS:** City Council and Planning Commission meetings are televised live on HBTv-3 Channel 3, and can be viewed via live or archived website at <https://huntingtonbeach.legistar.com>.

The Planning Commission, made up of seven individual direct appointee members is a quasi-judicial body empowered by State law and the City Council. The Planning Commission study session is open to public attendance but is not a public hearing. The meetings are subject to the Brown Act and televised live on local cable HBTB Channel 3. The Planning Commission study session is open to public attendance but is not a public hearing.

Projects typically acted upon by the Planning Commission are major development proposals, tentative tract maps, zoning map amendments, zoning text amendments, general plan amendments, and various similar applications. In reviewing a project, project planners consult with various City departments as well as appropriate regional and state agencies. Environmental assessments are conducted concurrently with each project analysis. The review process for a Planning Commission item normally requires four to five months.

For more information, please contact Community Development department at 714-536-5276 or email [planning.commission@surfcity-hb.org](mailto:planning.commission@surfcity-hb.org).

**The City of Huntington Beach Planning Commission regular meeting of December 23, 2025 has been CANCELLED.**

**The next tentatively scheduled meeting is Tuesday, January 13, 2026.**

**If you have any questions, please contact the Community Development Department at 714-536-5276.**