

Project Description
16942 "A" Street, Huntington Beach, California

The proposed project involves the removal of an existing storage yard and all its contents and converting the property into a new development. All existing contents of the site (equipment, storage containers, trash, debris) will all be removed, and the site completely demolished. Demolition will include the removal of existing broken paving, slanted chain link fencing and broken sidewalk.

The new development proposal includes the construction of an office building. The office building will include two offices, an ADA complaint restroom and an area for file and record storage. The building is proposed at 1,490 square feet and will be placed along the east property line. The offices and building are proposed to manage and provide storage for records and files for G&M Oil Company which its headquarters operation is located approximately 200' to the north.

Additional project information is as follows.

1. Proposed Use: Office
2. Building Size: 1,490 Square Feet
3. Hours of Operation: Typical hours of operation will be 8:00 am to 5:00 pm (Monday to Friday)
4. # of Employees: Estimated to be between 2 to 3 employees

This application has been initiated because G&M Oil Company, Inc. has an immediate need for records and file storage and has been wanting to clean up this property for several years. Areas for records storage at their other Huntington Beach warehouses is full and a more centralize location (closer to their headquarters building) for records is desired.

Surrounding land uses and zoning adjacent to the project site are as follows.

1. North – Commercial General (existing single family resident)
2. South – Commercial General (Existing tire repair and sales)
3. West – Commercial General (Existing offices)
4. East – Public Utility (Southern California Edison Power Substation)

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