

Zoning Administrator
Wednesday, August 19, 2026
1:30 PM - Regular Meeting
AGENDA

City of Huntington Beach
2000 Main Street
Huntington Beach, CA 92648
Civic Center, Lower Level, Council
Chambers

Staff Liaisons
JASON KELLEY, Senior Planner
MICHELLE LOPEZ, Administrative Assistant



Zoning Administrator
Zoning Administrator
JOANNA CORTEZ, Principal Planner

CALL TO ORDER

PUBLIC COMMENTS

Anyone wishing to speak during PUBLIC COMMENTS must fill out and submit a form to speak. The Zoning Administrator can take no action on this date, unless the item is agendaized. Anyone wishing to speak on items not on today's agenda, may do so during PUBLIC COMMENTS. Please note comments on closed public hearing items will not be part of the permanent entitlement record. Speakers on items scheduled for PUBLIC HEARING will be invited to speak during the public hearing. (3 MINUTES PER PERSON, NO DONATING OF TIME TO OTHERS) If you are not able to attend in person, public comments may be submitted in writing to <https://arcg.is/O11Ha> by 10:00 AM the day of the meeting.

PUBLIC HEARING ITEMS

26-661

COASTAL DEVELOPMENT PERMIT NO. 26-010/ CONDITIONAL USE PERMIT NO. 26-005 (VONG RESIDENCE)

REQUEST:

To demolish an existing single-story single-family residence and construct a new 6,600 sq. ft. two-story single-family dwelling with a roof top deck at a height of 29 ft. with roof deck access at a height of 35 ft.

LOCATION:

16471 Malden Circle, 92649 (Gilbert Island in Huntington Harbour)

Recommended Action:

That the Zoning Administrator take the following actions:

A) Find that the proposed project is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15303, Class 3; and

B) Approve Coastal Development Permit No. 26-010 and Conditional Use Permit No. 26-

005 with the findings and conditions of approval.

26-668 **CONDITIONAL USE PERMIT NO. 26-003 (EDINGER FLAGPOLE WIRELESS FACILITY)**

REQUEST:

To permit the modification of an existing “flagpole” wireless communication facility at an overall height of 56 feet that includes widening the canister to 50 inches to install six antennas and six RRHs.

LOCATION:

6565 Edinger Avenue, 92647 (North Side of Edinger Avenue, between Edwards Street and Goldenwest Street)

Recommended Action:

That the Zoning Administrator take the following actions:

A) Deny Conditional Use Permit No. 26-003 with Suggested Findings for Denial.

ADJOURNMENT

The next regularly scheduled meeting of the Zoning Administrator is September 2, 2026, at 1:30 P.M. Huntington Beach, California.

INTERNET ACCESS TO THE ZONING ADMINISTRATOR AGENDA AND STAFF REPORT MATERIAL IS AVAILABLE PRIOR TO ZONING ADMINISTRATOR MEETINGS AT:

<https://huntingtonbeach.legistar.com/>

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 Community Development Department at 714-536-5241 for more information, or request assistance from the staff or Sergeant-at-Arms at the meeting.