

**Zoning Administrator**  
**Wednesday, June 3, 2020**  
**1:30 PM - Regular Meeting**  
**AGENDA**

**City of Huntington Beach**  
**2000 Main Street**  
**Huntington Beach, CA 92648**

JOANNA CORTEZ, Associate Planner  
ISELA SIORDIA, Administrative Secretary



**Zoning Administrator**  
RICKY RAMOS, Senior Planner

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DUE TO GOVERNOR NEWSOM'S EXECUTIVE ORDER and the City Council's Declaration of Local Emergency regarding the Covid-19 pandemic, the City will be holding the Zoning Administrator public hearing via the Zoom meeting platform. Public comments may be submitted via two options:

- 1) Submit written comments to [community.development@surfcity-hb.org](mailto:community.development@surfcity-hb.org) (reference Zoning Administrator and the agenda item number) by 10:00 AM the day of the meeting. If you would like your e-comment read aloud at the hearing, please indicate so in your email; or
- 2) Join the meeting remotely from your phone. Please let staff know at the start of the meeting that you wish to speak on a particular item. You will have THREE MINUTES to speak, per person, no donating of time. The following is the phone number for the Zoom meeting and dial-in instructions:
  - a. Phone Number: +1 669 900 6833 US (San Jose)
  - b. Meeting ID: 913 6715 0620

Any interested parties can participate in the public hearing via telephone. The dial-in information is the same as Option 2, which is listed above. All interested parties are invited to contact the staff planner at 714-536-5271 before the meeting if you have any questions about the project or if you need information on participating in the public hearing.

#### **CALL TO ORDER**

#### **PUBLIC COMMENTS**

Anyone wishing to speak on items not on today's agenda, may do so during PUBLIC COMMENTS. The Zoning Administrator can take no action on this date, unless the item is agendized. 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)

#### **CONSENT CALENDAR - None**

**PUBLIC HEARING ITEMS**

**20-1673 COASTAL DEVELOPMENT PERMIT NO. 20-008 (SWUN RESIDENCE)**

**REQUEST:**

To allow for the demolition of an existing two-story, 3,216 sq. ft. single family residence and construct a two-story, 5,280 sq. ft. single family residence with a 823 sq. ft. garage, 374 sq. ft. patio, and 283 sq. ft. second story deck at an overall height of 29 ft.

**LOCATION:**

16931 Coral Cay Lane, 92649 (northeast of Coral Cay Ln. and PCH)

**Recommended Action:**

That the Zoning Administrator take the following actions:

- A) Approve Coastal Development Permit No. 20-008 with suggested finding and conditions of approval.

**20-1672 COASTAL DEVELOPMENT PERMIT NO. 20-011 (OCSD FOOD WASTE SYSTEM)**

**REQUEST:**

To construct two, 28 ft. high storage tanks and six pumps for an interim food waste receiving system within a portion of the Orange County Sanitation District (OCSD) Plant No. 2.

**LOCATION:**

22212 Brookhurst Street, 92646 (east side of Brookhurst St., north of PCH)

**Recommended Action:**

That the Zoning Administrator take the following actions:

- A) Approve Coastal Development Permit No. 20-011 with suggested findings and conditions of approval.

**20-1674 TENTATIVE PARCEL MAP NO. 19-150 (15th ST. SUBDIVISION)**

**REQUEST:**

To allow a one-lot subdivision of a 2,703 sq. ft. lot for the

**construction of two residential condominiums. This subdivision request is also subject to approval by the California Coastal Commission.**

**LOCATION:**

**16776 15th Street, 90742 (southeast side of 15th St., between PCH and N. Pacific Ave.)**

**Recommended Action:**

That the Zoning Administrator take the following actions:

- A) Approve Tentative Parcel Map No. 19-150 with suggested findings and conditions of approval.

**ADJOURNMENT**

**The next regularly scheduled meeting of the Zoning Administrator is Wednesday, July 1, 2020, at 1:30 PM via Zoom Meeting.**

Under the provisions of the Huntington Beach Zoning and Subdivision Ordinance, the action taken by the Zoning Administrator is final unless an appeal is filed to the Planning Commission by you or by an interested party. Said appeal must be in writing and must set forth in detail the action and grounds by which the applicant or interested party deems himself aggrieved. Said appeal must be accompanied by a filing fee of Three Thousand One Hundred Two Dollars (\$3,102.00) if the appeal is filed by a single family dwelling property owner appealing the decision on his own property and Four Thousand Two Hundred Eighty-One Dollars (\$4,281.00) if the appeal is filed by any other party. The appeal shall be submitted to the Secretary of the Planning Commission within ten (10) working days for a coastal development permit.

**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 714-536-7251, for more information, or request assistance from the staff or Sergeant-at-Arms at the meeting