

ATTACHMENT NO. 1

SUGGESTED FINDINGS OF APPROVAL

ZONING TEXT AMENDMENT NO. 22-001

SUGGESTED FINDINGS FOR PROJECTS EXEMPT FROM CEQA:

Zoning Text Amendment No. 22-001 is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15061(b)(3) (General Rule) of the CEQA Guidelines because there is no potential for the amendment to the Huntington Beach Zoning and Subdivision Ordinance to have a significant effect on the environment.

SUGGESTED FINDINGS FOR APPROVAL - ZONING TEXT AMENDMENT NO. 22-001:

1. Zoning Text Amendment No. 22-001 to amend Chapter 203 and Chapter 230 of the Huntington Beach Zoning and Subdivision Ordinance relating to minor accessory structures is consistent with the general land uses and policy of the General Plan as follows:

Policy LU-4C – Encourage and provide incentives for residential property owner to maintain their homes and buildings.

The Zoning Text Amendment will provide homeowners more flexibility to have minor accessory structures in their backyard to enhance the enjoyment of their property and meet their storage needs.

2. Zoning Text Amendment No. 22-001 is compatible with the uses authorized in, and the standards prescribed for, the zoning district for which it is proposed because it does not propose any new land uses. In addition, minor accessory structures would still be within the overall maximum height allowed for accessory structures.
3. A community need is demonstrated for the change proposed because property owners would like more flexibility to have minor accessory structures in their backyard to enhance the enjoyment of their property and meet their storage needs.
4. Its adoption will be in conformity with public convenience, general welfare, and good zoning practice because the Zoning Text Amendment will give property owners more opportunities to have minor accessory structures in their backyard while still maintaining compatibility with nearby properties. Additionally, the proposed amendments would align the minor accessory structure definition and location requirements with municipal code provisions for accessory structures exempt from building permit requirements.