



# City of Huntington Beach

File #: 22-390

MEETING DATE: 5/10/2022

## SUNSET BEACH LOCAL COASTAL PROGRAM REVIEW BOARD STAFF REPORT

**TO:** Sunset Beach Local Coastal Program Review Board  
**FROM:** Jason Kelley, Senior Planner

**SUBJECT:**  
INITIAL PLAN AND ZONING REVIEW NO. 2022-008 (Kenny Residence)

**REQUEST:**  
Request to permit a 346 square foot addition to the second floor of an existing duplex

**LOCATION:**  
16765 S. Pacific Avenue, 90742 (Southwest side of S. Pacific Avenue between 14<sup>th</sup> and 15<sup>th</sup> Street)

**APPLICANT:**  
Juliana Kenney, 16932 Pacific Coast Highway, Unit 201, Huntington Beach, CA 92649

**PROPERTY OWNER:**  
Sandra Wells & The Sandra Wells Trust, PO Box 743, Sunset Beach, CA 90742

### **STAFF RECOMMENDATION:**

That the Sunset Beach Local Coastal Review Board take the following actions:

A) Recommend Approval in Concept of Initial Plan Zoning Review No. 2022-008 to the Community Development Department

### **General Plan:**

RH-sp (Uncertified - Residential High Density)

### **Zone:**

SP 17 (Uncertified - Sunset Beach Specific Plan)

### **Environmental Status:**

Not Applicable

**Coastal Status:**

Subject to approval by the California Coastal Commission

**Existing Use:**

Duplex

**ATTACHMENTS:**

1. Plans received March 30<sup>th</sup>, 2022
2. Project Narrative