



## Legislation Details (With Text)

**File #:** 19-090 **Version:** 1

**Type:** Administrative Items **Status:** Agenda Ready

**File created:** 1/10/2019 **In control:** Sunset Beach Local Coastal Program Review Board

**On agenda:** 1/22/2019 **Final action:**

**Title:** Initial Planning Zoning Review No. 2018-013 (Grohs Residence - New Single Family Dwelling)

**REQUEST:**  
To construct an approximately 4,668 sq. ft. single-family residence with an approximate 493 sq. ft. attached garage.

**LOCATION:**  
16641 S. Pacific Avenue, 90742 (west side of S. Pacific Ave. and south of 19th Street)

**Attachments:** 1. Att # 1- Plans received and dated Dec. 11, 2018

Date	Ver.	Action By	Action	Result
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### SUNSET BEACH LOCAL COASTAL PROGRAM REVIEW BOARD STAFF REPORT

**TO:** Sunset Beach Local Coastal Program Review Board  
**FROM:** Courtney Badger, Assistant Planner

**SUBJECT:**  
Initial Planning Zoning Review No. 2018-013 (Grohs Residence - New Single Family Dwelling)

**REQUEST:**  
To construct an approximately 4,668 sq. ft. single-family residence with an approximate 493 sq. ft. attached garage.

**LOCATION:**  
16641 S. Pacific Avenue, 90742 (west side of S. Pacific Ave. and south of 19<sup>th</sup> Street)

**APPLICANT:**  
Elizabeth Hanna, 151 Kalmus Drive, Suite G-1, Costa Mesa, CA, 92626

**PROPERTY OWNER:**  
Jasen and Jen Grohs, 119 East St. Joseph Street, Arcadia, CA 91006

**BUSINESS OWNER:**  
Not applicable

**STAFF RECOMMENDATION:**

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

- A) Recommend Approval in Concept of Initial Planning Zoning Review No. 2018-013 to the Community Development Department.

**General Plan:**

Uncertified - Residential High Density (RH-sp)

**Zone:**

Uncertified - Sunset Beach Specific Plan (SP 17)

**Environmental Status:**

Not applicable

**Coastal Status:**

Requires approval by Coastal Commission.

**Existing Use:**

Single-Family Residence

**ATTACHMENTS:**

1. Plans received and dated December 11, 2018