



Legislation Details (With Text)

File #: 22-012 **Version:** 2
Type: Administrative Items **Status:** Agenda Ready
File created: 1/4/2022 **In control:** Design Review Board
On agenda: 1/13/2022 **Final action:**
Title: Design Review Board No. 2021-008 (Holly Triangle Townhomes)

REQUEST:

To review the project design, colors, and materials of a 35-unit townhome project located within the Holly Seacliff Specific Plan.

LOCATION:

19070 Holly Lane, 92648 (east side of Holly Lane, south of Garfield Avenue)

Attachments: 1. Att-1 Suggested Conditions of Approval, 2. Att 2-HB Tri City Review Plan Set 12-1-21, 3. Att 3-HB Tri -DRB Material Board 2022-01-05, 4. Att 4-HB Tri -DRB 3D Renderings 2022-01-05

Date	Ver.	Action By	Action	Result
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DESIGN REVIEW BOARD STAFF REPORT

TO: Design Review Board
FROM: Alyssa Helper, Associate Planner

SUBJECT:
DESIGN REVIEW BOARD NO. 2021-008 (HOLLY TRIANGLE TOWNHOMES)

REQUEST:
To review the project design, colors, and materials of a 35-unit townhome project located within the Holly Seacliff Specific Plan.

LOCATION:
19070 Holly Lane, 92648 (east side of Holly Lane, south of Garfield Avenue)

APPLICANT:
Chris Segesman, Bonanni Development, 5500 Bolsa Avenue, Suite 120, Huntington Beach CA 92649

PROPERTY OWNER:
Mountainview Properties, P.O. Box 4604, Huntington Beach, CA 92605 and Bonanni Development, 5500 Bolsa Avenue, Suite 120, Huntington Beach CA 92649

STAFF RECOMMENDATION:

That the Design Review Board take the following actions:

A) Recommend approval of Design Review No. 21-008 to the Planning Commission with suggested conditions of approval.

General Plan:

Commercial Neighborhood-Holly Seacliff Specific Plan

Zone:

SP 9-Holly Seacliff Specific Plan

Environmental Status:

The project will be covered under an Addendum to the Holly Seacliff Specific Plan Environmental Impact Report.

Coastal Status:

Not Applicable.

Existing Use:

A glass shop and a surface parking lot for a local car dealership.

ATTACHMENTS:

1. Suggested Conditions of Approval
2. Project Plans dated December 1, 2021
3. Digital Colors and Materials Board dated January 5, 2022
4. Digital Front Elevation Renderings dated January 5, 2022