



Legislation Details (With Text)

File #:	23-179	Version:	2
Type:	Public Hearing	Status:	Agenda Ready
File created:	2/16/2023	In control:	Zoning Administrator
On agenda:	3/15/2023	Final action:	
Title:	CONDITIONAL USE PERMIT NO. 22-039/COASTAL DEVELOPMENT PERMIT NO. 22-030 (TEMPORARY PARKING LOT)		
	REQUEST: To permit a temporary parking lot with approximately 107 spaces for a period of five years and allow for the collection of fees for vehicles parking.		
	LOCATION: 21622 Pacific Coast Highway (APN: 114-151-10), 92646 (north of Pacific Coast Highway, east of Beach Boulevard)		
Attachments:	1. Att#1 - Suggested Findings and Conditions, 2. Att#2 - Plans received and dated January 30, 2023, 3. Att#3 - Biological Constraints Analysis Addendum-January 2023		

Date	Ver.	Action By	Action	Result
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ZONING ADMINISTRATOR STAFF REPORT

TO: Zoning Administrator
FROM: Alyssa Matheus, Associate Planner

SUBJECT: **CONDITIONAL USE PERMIT NO. 22-039 & COASTAL DEVELOPMENT PERMIT NO. 22-030 (TEMPORARY PARKING LOT)**

REQUEST:
To permit a temporary parking lot with approximately 107 spaces for a period of five years and allow for the collection of fees for vehicles parking.

LOCATION:
21622 Pacific Coast Highway (APN: 114-151-10), 92646 (north of Pacific Coast Highway, east of Beach Boulevard)

APPLICANT:
Ed Mountford, 6232 Dolphinwood Drive, Huntington Beach CA 92648

PROPERTY OWNER:
Cabrillo MHC LLC, 150 North Wacker Drive, Suite 4500, Chicago IL 60606

STAFF RECOMMENDATION:

That the Zoning Administrator take the following actions:

- A) Approve Conditional Use Permit No. 22-039 and Coastal Development Permit No. 22-030 with suggested findings and conditions of approval.

General Plan:

CV (Commercial Visitor)

Zone:

CV-CZ (Commercial Visitor- Coastal Zone)

Environmental Status:

The request is covered by Categorical Exemption, Section 15301, of the California Environmental Quality Act.

Coastal Status:

Appealable

Existing Use:

Temporary Parking Lot

ATTACHMENTS:

1. Suggested Findings and Conditions of Approval
2. Plans received and dated January 30, 2023
3. Biological Constraints Analysis Addendum dated January 30, 2023