



City of Huntington Beach

File #: 19-488

MEETING DATE: 4/17/2019

ZONING ADMINISTRATOR STAFF REPORT

TO: Zoning Administrator
FROM: Joanna Cortez, Associate Planner

SUBJECT:
CONDITIONAL USE PERMIT NO. 18-045 (RAISING CANE'S RESTAURANT)

REQUEST:

To permit the construction of a 3,232 sq. ft. eating and drinking establishment with drive-thru, 251 sq. ft. of outdoor dining and a 16 space parking reduction associated with the proposed use within an existing multi-tenant commercial center.

LOCATION:

10142 Adams Ave., 92646 (near the southeast corner of Adams Ave. and Brookhurst St.)

APPLICANT:

Ruben Gonzalez, PM Design, 38 Executive Park, Suite 310, Irvine, CA 92614

**PROPERTY
OWNER:**

Business Properties Partnership, No.15, 425 California St., 10th Floor, San Francisco, CA 94104

**BUSINESS
OWNER:**

N/A

STAFF RECOMMENDATION:

That the Zoning Administrator take the following actions:

A) Approve Conditional Use Permit No. 18-045 based upon suggested findings and conditions of approval.

General Plan:

CG (Commercial General)

Zone:

CG (Commercial General)

Environmental Status:

The request is covered by Categorical Exemption, Section 15303, Class 3, California Environmental Quality Act.

Coastal Status:

N/A

Existing Use:

Vacant

ATTACHMENTS:

1. Suggested Findings and Conditions of Approval
2. Plans received and dated March 6, 2019
3. Shared Parking Analysis received and dated March 19, 2019
4. TDM Plan received and dated March 6, 2019