



City of Huntington Beach

File #: 20-1674

MEETING DATE: 6/3/2020

ZONING ADMINISTRATOR STAFF REPORT

TO: Zoning Administrator
FROM: Joanna Cortez, Associate Planner

SUBJECT:
TENTATIVE PARCEL MAP NO. 19-150 (15th ST. SUBDIVISION)

REQUEST:

To allow a one-lot subdivision of a 2,703 sq. ft. lot for the construction of two residential condominiums. This subdivision request is also subject to approval by the California Coastal Commission.

LOCATION:

16776 15th Street, 90742 (southeast side of 15th St., between PCH and N. Pacific Ave.)

**APPLICANT/
PROPERTY
OWNER:**

Lan Xuan, 18702 Colima Road #101, Rowland Heights, CA 91748

STAFF RECOMMENDATION:

That the Zoning Administrator take the following actions:

A) Approve Tentative Parcel Map No. 19-150 with suggested findings and conditions of approval.

General Plan:

RH-sp (Residential High Density Specific Plan)

Zone:

SP 17-CZ (Sunset Beach Specific Plan - Coastal Zone Overlay)

Environmental Status:

The request is covered by Categorical Exemption, Section 15315, Class 15, California Environmental Quality Act.

Existing Use:

Residential

ATTACHMENTS:

1. Suggested Findings and Conditions of Approval
2. Plans received and dated September 18, 2019