



# City of Huntington Beach

File #: 20-1924

MEETING DATE: 10/8/2020

## DESIGN REVIEW BOARD STAFF REPORT

**TO:** Design Review Board  
**FROM:** Tess Nguyen, Associate Planner

**SUBJECT:**  
**DESIGN REVIEW BOARD NO. 19-018 (KELTER DEVELOPMENT)**

**REQUEST:**  
To review the design, colors, and materials of a new four-unit, three-story condominium project.

**LOCATION:**  
1620 Pacific Coast Highway, 92648 (southeast corner of Pacific Coast Highway and 17<sup>th</sup> Street)

**APPLICANT/  
PROPERTY  
OWNER:**  
Kevin Kelter, 16562 Graham Place, Huntington Beach CA 92649

**STAFF RECOMMENDATION:**  
That the Design Review Board take the following actions:

A) Recommend Approval of Design Review No. 19-018 to the Zoning Administrator.

**General Plan:**  
RH-sp (Residential High Density - Specific Plan Overlay)

**Zone:**  
SP5-CZ (Downtown Specific Plan - Established Residential) - Coastal Zone Overlay

**Existing Use:**  
Vacant

**ATTACHMENTS:**  
1. Site Plan, Floor Plans, Elevations, and Conceptual Renderings Received and Dated September 4, 2020