



City of Huntington Beach

File #: 21-526

MEETING DATE: 8/4/2021

ZONING ADMINISTRATOR STAFF REPORT

TO: Zoning Administrator
FROM: Tess Nguyen, Associate Planner

SUBJECT:
COASTAL DEVELOPMENT PERMIT NO. 21-007 (SHANE RESIDENCE)

REQUEST:

To demolish an existing two-story single-family residence and construct a 5,406 sq. ft. two-story single-family residence with a 679 sq. ft. three-car garage, a 363 sq. ft. covered patio, and a 120 sq. ft. covered porch at an overall height of 27 ft.

LOCATION:

16692 Wanderer Lane, 92649 (south side of Wanderer Lane, east of Carousel Lane)

APPLICANT:

Matt Caldwell, 15211 Victoria Lane, Huntington Beach CA 92647

**PROPERTY
OWNER:**

Drew St. Investments LLC, 16692 Wanderer Lane, Huntington Beach CA 92649

STAFF RECOMMENDATION:

That the Zoning Administrator take the following actions:

A) Approve Coastal Development Permit No. 21-007 with suggested findings and conditions of approval.

General Plan:

RL (Residential Low Density)

Zone:

RL-CZ (Residential Low Density - Coastal Zone)

Environmental Status:

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

Coastal Status:

Appealable

Existing Use:

Single-Family Residence

ATTACHMENTS:

1. Suggested Findings and Conditions of Approval
2. Plans received and dated June 2, 2021