



# City of Huntington Beach

File #: 22-052

MEETING DATE: 1/19/2022

## ZONING ADMINISTRATOR STAFF REPORT

TO: Zoning Administrator  
FROM: Joanna Cortez, Associate Planner

SUBJECT:  
**CONDITIONAL USE PERMIT NO. 2021-015/COASTAL DEVELOPMENT PERMIT NO. 21-013  
(DANG NEW RESIDENCE)**

**REQUEST:**

To demolish an existing single-family residence and construct a three-story, 5,292 sq. ft. single-family residence with a 430 sq. ft. garage, 185 sq. ft. patio, 487 sq. ft. second floor balcony and 266 sq. ft. of third floor balconies at an overall height of 30 feet.

**LOCATION:**

3902 Sirius Dr., 92649 (south of Davenport Dr., between Baruna Ln. and Bolero Ln.)

**APPLICANT:**

Trifon Metodiev, 155 Rochester St., Costa Mesa, CA 92627

**PROPERTY  
OWNER:**

Tony Ngoc Van Dang and Derek Phong Thanh, 3942 Sirius Dr., Huntington Beach, CA 92649

**STAFF RECOMMENDATION:**

That the Zoning Administrator take the following actions:

A) Approve Conditional Use Permit No. 21-015 and Coastal Development Permit No. 21-013 with suggested findings and conditions of approval.

**General Plan:**

RL (Residential Low Density)

**Zone:**

RL (Residential Low Density)

**Environmental Status:**

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

**Coastal Status:**

Appealable

**Existing Use:**

Residence

**ATTACHMENTS:**

1. Suggested findings and conditions of approval
2. Plans received and dated November 16, 2021