



**AGENDA**  
**HUNTINGTON BEACH OFFICE OF THE ZONING ADMINISTRATOR**  
**Room B-8 – Lower Level - Civic Center**  
**2000 Main Street**  
**Huntington Beach California**

**WEDNESDAY, MAY 20, 2015, 1:30 P.M.**

**ZONING ADMINISTRATOR:** Ricky Ramos

**STAFF MEMBERS:** Joanna Cortez, Ethan Edwards, Judy Demers

**MINUTES:** November 5, 2014  
November 19, 2014  
December 17, 2014

**ORAL COMMUNICATION:** Anyone wishing to speak on an item not on the agenda may do so. No action can be taken by the Zoning Administrator on items not on the agenda.

**SCHEDULED ITEMS:**

- 1. PETITION DOCUMENT: COASTAL DEVELOPMENT PERMIT NO. 15-004/  
ADMINISTRATIVE PERMIT NO. 15-005 (SCHAMEL  
RESIDENCE)**
- APPLICANT:** Karen Otis, 909 Electric Ave. Suite 207, Seal Beach, CA 90740
- PROPERTY OWNER:** Duke and Mitzie Schamel, 16835 Algonquin Street, Huntington Beach, CA 92649
- REQUEST:** To permit an approximately 1,277 sq. ft. addition to an existing two-story single family dwelling with lot coverage of 51.4% in lieu of the maximum 50%.
- LOCATION:** 4081 Diablo Circle, 92649 (Near the northwest corner of Diablo Cir. and Edgewater Ln., Huntington Harbor).
- CITY CONTACT:** Joanna Cortez
- STAFF RECOMMENDS:** Approval based upon suggested findings and conditions of approval.

***Under the provisions of the Huntington Beach Zoning and Subdivision Ordinance, the action taken by the Zoning Administrator is final unless an appeal is filed to the Planning Commission by you or by an interested party. Said appeal must be in writing and must set forth in detail the action and grounds by which the applicant or interested party deems himself aggrieved. Said appeal must be accompanied by a filing fee of One Thousand Nine Hundred Seventeen Dollars (\$1,917.00) if the appeal is filed by a single family dwelling property owner appealing the decision on his own property and Two Thousand Five Hundred One Dollars (\$2,501.00) if the appeal is filed by any other party. The appeal shall be submitted to the Secretary of the Planning Commission within ten (10) calendar days of the date of the Zoning Administrator's action or ten (10) working days for a coastal development permit.***