

**ENVIRONMENTAL ASSESSMENT COMMITTEE
ACTION AGENDA**

**Tuesday, August 23, 2011
9:00 A.M.
3rd Floor Conference Room #3**

Application: ENVIRONMENTAL ASSESSMENT NO. 05-003 (Warner Nichols) – rescheduled from the August 4, 2011 EAC meeting

Applicant: Rainbow Disposal
17121 Nichols Street
Huntington Beach, CA 92647

Request: To analyze the potential environmental impacts associated with a General Plan amendment (GPA) to change the General Plan land use designation from RM-15 (Residential Medium Density - Max 15 dwelling units per acre) to CG-F1 (Commercial General – Maximum Floor Area Ratio of 0.35) on a ± 1.1 gross acre portion fronting on Warner Ave and to I-F2-d (Industrial – Maximum Floor Area Ratio of 0.5 – Design Overlay) on a ± 3.3 gross acre portion fronting on Nichols Street. To be consistent with the General Plan, a zoning map amendment (ZMA) to change the zoning designation from RM (Residential Medium Density) to CG (Commercial General) on a ± 1.1 gross acre portion and to IG (General Industrial) on a ± 3.3 gross acre portion is also proposed. The project includes the demolition or removal of structures on the subject site that have been identified in the General Plan as having historical significance as local landmarks. These structures consist of three residences (Furuta Houses #1 and 2; and Parson’s House), a barn, and two church buildings. No new development is proposed.

Location: 7622-7642 Warner Avenue (southeast corner of Warner Avenue and Nichols Street)

Project

Planner: Ricky Ramos, Senior Planner

***ON A MOTION BY BROEREN, SECONDED BY MILANI, THE EAC
APPROVED THE PROCESSING OF A FOCUSED ENVIRONMENTAL
IMPACT REPORT (EIR) WITH MODIFICATIONS TO INCLUDE LAND USE
AND PLANNING IN ADDITION TO CULTURAL RESOURCES IN THE EIR
IMPACT ANALYSIS.***

Ayes: Three (Broeren, Milani, Vigliotta)

Noes: None

Absent: None

Under the provisions of the Huntington Beach Zoning and Subdivision Ordinance, the action taken by the Environmental Assessment Committee becomes final at the expiration of the appeal period. A person desiring to appeal the decision shall file a written notice of appeal to the Secretary of the Planning Commission within ten (10) calendar days of the date of the Environmental Assessment Committee’s action. The notice of appeal shall include the name and address of the appellant, the decision being appealed, and the grounds for the appeal. A filing fee shall also accompany the notice of appeal. The appeal fee is \$494 for all appeals.