



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

WEDNESDAY, MARCH 19, 2014, 1:30 P.M.

ZONING ADMINISTRATOR: Ricky Ramos

STAFF MEMBERS: Tess Nguyen, Jill Arabe, Kristi Rojas, Ethan Edwards, Judy Demers
(recording secretary)

MINUTES: June 19, 2013
September 18, 2013

APPROVED AS SUBMITTED

ORAL COMMUNICATION: **NONE**

SCHEDULED ITEMS:

1. PETITION DOCUMENT: **VARIANCE NO. 14-001 (GUPTA RESIDENCE ADDITION)**
APPLICANT: John Stutzel, 3130 Airway Avenue, Costa Mesa CA 92626
PROPERTY OWNER: Shalesh and Indu Gupta, 19636 Village Oaks Circle,
Huntington Beach, CA 92648
REQUEST: To permit a 10 ft. rear yard setback in lieu of a 20 ft. setback
for a 1,012 sq. ft. first and second story addition to an existing
two-story single family residence.
LOCATION: 19636 Village Oaks Circle, 92648 (east side of Village Oaks
Circle, south of Dewberry Drive)
CITY CONTACT: Tess Nguyen
STAFF RECOMMENDS: Approval based upon suggested findings and conditions of
approval

APPROVED WITH MODIFIED FINDINGS AND CONDITIONS OF APPROVAL

2. PETITION DOCUMENT: **CONDITIONAL USE PERMIT NO. 13-028 (DAWSON WALL)**
APPLICANT: Leslie Carrillo, Leslie Carrillo, 31918 Via Seron, Temecula, CA
92592
PROPERTY OWNER: Verda Dawson, 620 18th St., Huntington Beach, CA 92648
REQUEST: To permit a wall at a maximum height of five feet, nine inches
in lieu of a maximum height of 18 inches along the front
property line and 42 inches within the front yard. The wall
consists of a combination of stone veneer pilasters, and a
stone veneer base topped with vinyl fencing.
LOCATION: 620 18th Street, 92648 (east side of 18th Street, between
Acacia Ave. and Palm Ave.)
CITY CONTACT: Jill Arabe
STAFF RECOMMENDS: Approval based upon suggested findings and conditions of
approval

APPROVED WITH MODIFIED FINDINGS AND CONDITIONS OF APPROVAL

ACTION AGENDA
(Continued)

3. PETITION DOCUMENT: COASTAL DEVELOPMENT PERMIT NO. 14-002 (REILAND RESIDENCE REMODEL)

APPLICANT/
PROPERTY OWNER: Kathleen Reiland, 3916 Montego Drive, Huntington Beach, CA 92649

REQUEST: To permit the conversion of an approximately 333 sq. ft. 3rd floor attic space into habitable area of an existing 1,833 sq. ft. townhome.

LOCATION: 3916 Montego Drive, 92649 (south side of Montego Drive, south of Edinger Avenue)

CITY CONTACT: Kristi Rojas

STAFF RECOMMENDS: Approval based upon suggested findings and conditions of approval

APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL

4. PETITION DOCUMENT: COASTAL DEVELOPMENT PERMIT NO. 14-003 (KANE RESIDENCE REMODEL)

APPLICANT:
PROPERTY OWNER: Michael Vu, 6091 E. Nugget Ct., Anaheim, CA 92807
Laura Kane, 16052 Bonaire Circle, Huntington Beach, CA 92649

REQUEST: To permit the conversion of an approximately 588 sq. ft. 3rd floor attic space into habitable area of an existing 1,833 sq. ft. townhome

LOCATION: 16052 Bonaire Circle, 92649 (east side of Bonaire Circle, south of Montego Drive)

CITY CONTACT: Kristi Rojas

STAFF RECOMMENDS: Approval based upon suggested findings and conditions of approval

APPROVED WITH 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.