



ACTION AGENDA

HUNTINGTON BEACH PLANNING COMMISSION

TUESDAY, JULY 14, 2015
HUNTINGTON BEACH CIVIC CENTER
2000 MAIN STREET, HUNTINGTON BEACH, CALIFORNIA 92648

5:15 P.M. - ROOM B-8 (CITY HALL LOWER LEVEL)

CANCELLED – NO STUDY SESSION

7:00 P.M. – COUNCIL CHAMBERS

CALL PLANNING COMMISSION MEETING TO ORDER

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ROLL CALL: *Crowe, Semeta, Pinchiff, Kalmick, Mandic, Brenden, Hoskinson*

PLEDGE OF ALLEGIANCE – Led by Commissioner Brenden

AGENDA APPROVAL APPROVED 7-0

A. **PUBLIC COMMENTS** - NONE

B. **PUBLIC HEARING ITEMS**

- B-1. **SITE PLAN REVIEW NO. 15-001/ CONDITIONAL USE PERMIT NO. 15-020/ VARIANCE NO. 15-003 (BEACH MEDICAL PAVILION)** **Applicant:** Ware Malcomb, Mila Cobian **Property Owner:** Blue Sky HB, LLC, Thomas LeBeau **Request:** **SPR:** To permit the construction of a 44,500 sq. ft. two-story medical office building, upgrade of the existing four-level parking structure, and associated site improvements including landscaping, public open space, and surface parking lot. **CUP:** To permit a 15 ft. front yard setback for the two-story medical office building in lieu of a minimum of 30 ft. front setback. **VAR:** To allow (a) minimum one-foot wide landscape planter in lieu of five-foot adjacent to parking along east property line (excluding two-foot overhang for parking stalls); (b) one tree located in a diamond planter between spaces at the head of parking stalls in lieu of one tree located within a landscape finger/planter between every five parking spaces; and (c) no landscape planters adjacent to two parking spaces along the south property line in lieu of five-foot of landscape planter. **Location:** 17752-17762 Beach Boulevard, 92647 (southeast corner of Beach Boulevard and Newman Avenue) **City Contact:** Jill Arabe, Associate Planner

STAFF RECOMMENDATION: Motion to: “Approve Site Plan Review No. 15-001/ Conditional Use Permit No. 15-020/ Variance No. 15-003 with findings, suggested conditions of approval and modifications to provide a minimum five ft. wide landscape planter along the south property line (Attachment No. 1).”

APPROVED WITH FINDINGS AND MODIFIED CONDITIONS OF APPROVAL, 6-1 (PINCHIFF – NO)

COMMISSIONER MANDIC RECUSED HERSELF FROM ITEM NO. B-2 DUE TO A CONFLICT OF INTEREST AND LEFT THE ROOM.

B-2. CONDITIONAL USE PERMIT NO. 15-008 (SEASALT RESTAURANT ALCOHOL)
Applicant: Alicia Whitney **Property Owner:** Bijan Sassounian **Request:** To permit the on-site sale, service, and consumption of alcoholic beverages (full service alcohol – ABC Type 47 License) within a vacant approximately 3,040 sq. ft. indoor and 1,560 sq. ft. outdoor eating and drinking establishment. **Location:** 21214 Beach Boulevard, 92648 (southeast corner of Beach Blvd. and Atlanta Ave.) **City Contact:** Ethan Edwards, Associate Planner

STAFF RECOMMENDATION: Motion to: “Approve Conditional Use Permit No. 15-008 with suggested findings and conditions of approval (Attachment No. 1).”

APPROVED WITH FINDINGS AND MODIFIED CONDITIONS OF APPROVAL, 6-0-1 (MANDIC – ABSTAIN)

COMMISSIONER MANDIC RETURNED TO THE ROOM.

B-3. ZONING TEXT AMENDMENT NO. 14-002 (UTILITY DATA COLLECTION UNITS)
Applicant: City of Huntington Beach **Request:** To amend Section 230.96 (Wireless Communication Facilities) of the Huntington Beach Zoning and Subdivision Ordinance by adding definitions for City property and data collection unit and simplifying the process for installation of such infrastructure. **Location:** Citywide **City Contact:** Tess Nguyen, Associate Planner

STAFF RECOMMENDATION: Motion to: “Approve Zoning Text Amendment No. 14-002 with findings (Attachment No. 1) and forward Draft Ordinance (Attachment No. 2) to the City Council for adoption.”

APPROVED WITH FINDINGS AND FORWARD TO THE CITY COUNCIL, 7-0

C. CONSENT CALENDAR

C-1. PLANNING COMMISSION MINUTES DATED FEBRUARY 10, 2015

RECOMMENDED ACTION: Motion to: “Approve the February 10, 2015, Planning Commission Minutes as submitted.”

APPROVED AS SUBMITTED 7-0

C-2. PLANNING COMMISSION MINUTES DATED FEBRUARY 24, 2015

RECOMMENDED ACTION: Motion to: “Approve the February 24, 2015, Planning Commission Minutes as submitted.”

APPROVED AS SUBMITTED 7-0

D. NON-PUBLIC HEARING ITEMS - NONE

E. PLANNING ITEMS

E-1. CITY COUNCIL ACTIONS FROM PREVIOUS MEETING

Scott Hess, Director of Planning and Building - reported on the items from the previous City Council Meeting.

E-2. CITY COUNCIL ITEMS FOR NEXT MEETING

Scott Hess, Director of Planning and Building – reported on the items for the next City Council Meeting.

E-3. PLANNING COMMISSION ITEMS FOR NEXT MEETING

Jane James, Planning Manager – reported on the items for the next Planning Commission Meeting.

F. PLANNING COMMISSION ITEMS

F-1. PLANNING COMMISSION REQUEST ITEMS - NONE

F-2. PLANNING COMMISSION COMMENTS

Commissioner Semeta reported on the recent Design Review Board meeting that she attended. She also thanked the Huntington Beach lifeguards for their work.

Commissioner Pinchiff thanked the 4th of July Executive Board for their work on the 4th of July festivities.

Commissioner Hoskinson echoed Vice-Chair Pinchiff's comments and also thanked the Police and Fire Departments for their work on the 4th of July.

ADJOURNMENT: Adjourned at 8:36 PM to the next regularly scheduled meeting of Tuesday, July 28, 2015.