



ACTION AGENDA

Huntington Beach Planning Commission

Tuesday, November 10, 2015
5:15 PM - Study Session, Council Chambers
7:00 PM - Regular Meeting
Huntington Beach Civic Center
2000 Main Street, Huntington Beach, CA 92648
<http://www.huntingtonbeachca.gov>

5:15 PM - STUDY SESSION, COUNCIL CHAMBERS

CALL PLANNING COMMISSION STUDY SESSION TO ORDER

P P P P A P P

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

Commissioner Mandic was absent.

AGENDA APPROVAL - APPROVED 6-0-1 (MANDIC – ABSENT)

A. PROJECT REVIEW (FUTURE AGENDA ITEMS)

A-1. CONDITIONAL USE PERMIT NO. 15-030/ TENTATIVE TRACT MAP NO. 17930 (NEWLAND CONDOMINIUMS) Request: To permit the consolidation of two parcels for a one-lot subdivision on an approximately 0.829 net acre site and to construct a development of 13 for-sale townhome condominium units along with associated open space and infrastructure. **Location:** 17541 & 17561 Newland Street, 92647 (west side of Newland Street, approximately 220 feet south of Slater Avenue) **City Contact:** John Ramirez, Contract Planner

Staff Presentation - NO ACTION TAKEN

B. STUDY SESSION ITEMS - NONE

C. PUBLIC COMMENTS

Aaron Orestein, The Olson Company, spoke in support of Study Session Item No. A-1 and indicated that he would work with staff to address all of the Planning Commissioners' questions.

D. AGENDA REVIEW (UPDATE ON ALL AGENDA ITEMS) - Jane James, Planning Manager

Jane James, Planning Manager, reported that there were two late communication items for Item No. B-1, one late communication item each for Item Nos. B-2 and B-3, and several late communication items for Item No. F-1.

E. PLANNING COMMISSION COMMITTEE REPORTS

Vice-Chair Pinchiff reported on the recent Southeast Area Committee meeting.

Commissioner Semeta reported on the recent Design Review Board meeting.

Chair Kalmick reported on the recent Environmental Board meeting.

F. PLANNING COMMISSION COMMENTS - NONE

5:51 PM - RECESS FOR DINNER

7:00 PM - COUNCIL CHAMBERS

CALL PLANNING COMMISSION MEETING TO ORDER

PLEDGE OF ALLEGIANCE

P P P P A P P

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

Commissioner Mandic was absent.

AGENDA APPROVAL - APPROVED 6-0-1 (MANDIC – ABSENT)

A. PUBLIC COMMENTS

Susan Welfringer, Huntington Beach Downtown Business Improvement District, spoke in opposition to item No. F-1, stating that she was confident with the direction the Police Department has taken regarding alcohol service in the downtown and asked the Commission direct staff to instead look into visitor improvements for the downtown.

B. PUBLIC HEARING ITEMS

B-1. CONDITIONAL USE PERMIT NO. 15-004 – APPEAL (VERIZON WIRELESS MONOPALM) Applicant/Appellant: Ryan Birdseye, Birdseye Planning Group **Property Owner:** Lester C. and Jimmy L. Smull Family Trust **Request:** To permit the installation, maintenance, and operation of a 56 ft. high wireless communication facility designed as a palm tree (monopalm) with twelve (12) 8-ft. long panel antennas, one (1) GPS antenna, twelve (12) remote radio units, two (2) raycaps, and associated support equipment (2 equipment cabinets, 1 standby generator with a 55 gallon fuel tank) within a 238 sq. ft., 6-ft. high equipment enclosure. **Location:** 9062 Adams Avenue, 92646 (southeast corner of Magnolia Street and Adams Avenue) **Environmental Status:** This request is covered by Section 15303, Class 3, California Environmental Quality Act. **City Contact:** Tess Nguyen, Associate Planner

Staff Recommended Action:

"Approve Conditional Use Permit No. 15-004 with suggested findings and

conditions of approval (Attachment No. 1)."

APPROVED WITH FINDINGS AND MODIFIED CONDITIONS OF APPROVAL, 5-1-1 (PINCHIFF – NO, MANDIC- ABSENT)

- B-2. CONDITIONAL USE PERMIT NO. 15-056 (BLAST 825 PIZZA BEER AND WINE)** **Applicant:** James Hudson, Mega Treats LLC **Property Owner:** Mickel 5 Points Holdings LLC and Beach Center Partners LLC **Request:** To permit on-site sale, service, and consumption of beer and wine within an existing 2,995 sq. ft. eating and drinking establishment and a 327 sq. ft. outdoor patio. **Location:** 18541 Beach Blvd. Ste. 101, 92648 (southwest corner of Beach Boulevard and Main Street) **Environmental Status:** This request is covered by Section 15301, Class 1, California Environmental Quality Act. **City Contact:** Joanna Cortez, Assistant Planner

Staff Recommended Action:

"Approve Conditional Use Permit No. 15-056 with suggested findings and conditions of approval (Attachment No. 1)."

APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL, 6-0-1 (MANDIC- ABSENT)

- B-3. CONDITIONAL USE PERMIT NO. 15-052 (ANYTIME FITNESS CLUB)** **Applicants:** James Adamitis and Jacob Saldana **Property Owner:** Meadowlark Plaza Trust **Request:** To permit an approximately 5,805 sq. ft., 24-hour commercial and recreation use (health club) within a vacant tenant space in an existing shopping center. **Location:** 5341 Warner Avenue, 92649 (north side of Warner Avenue, east of Airport Circle – Meadowlark Plaza) **Environmental Status:** This request is covered by Section 15301, Class 1, California Environmental Quality Act. **City Contact:** Jill Arabe, Associate Planner

Staff Recommended Action:

"Approve Conditional Use Permit No. 15-052 with suggested findings and conditions of approval (Attachment No. 1)."

APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL, 6-0-1 (MANDIC- ABSENT)

C. CONSENT CALENDAR - NONE

D. NON-PUBLIC HEARING ITEMS - NONE

E. PLANNING ITEMS

E-1. CITY COUNCIL ACTIONS FROM PREVIOUS MEETING

Scott Hess, Director of Community Development - reported on the items from the previous City Council Meeting.

E-2. CITY COUNCIL ITEMS FOR NEXT MEETING

Scott Hess, Director of Community Development – 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

Submitted by Chair Kalmick and Commissioner Brenden – Discuss Newport Beach’s Operator’s Permit and additional tools for the Commission to help regulate land use and alcohol control and the effectiveness of the Entertainment Permit in regulating nuisances associated with alcohol and entertainment. In addition, consider a transmittal to the City Council requesting that staff study these issues and report back on potential positive and negative impacts of the City implementing such an ordinance as either a replacement for the Entertainment Permit or as a supplement to it.

Recommended Action:

Request City Council to direct staff to study Newport Beach’s Operator’s Permit and report back on both positives and negatives of the City implementing such an ordinance as either a replacement for the Entertainment Permit or as a supplement to it.

APPROVED TO TRANSMIT REQUEST TO CITY COUNCIL, 6-0-1 (MANDIC-ABSENT)

F-2. PLANNING COMMISSION COMMENTS

ADJOURNMENT: Adjourned at 8:48 PM to the next regularly scheduled meeting of the Huntington Beach Planning Commission on **Tuesday, November 24, 2015**, at 5:15 PM in Council Chambers, Civic Center, 2000 Main Street, Huntington Beach, California.