WEDNESDAY, SEPTEMBER 7, 2016, 1:30 P.M.

ZONING ADMINISTRATOR: Ricky Ramos

STAFF MEMBERS: Jessica Bui, Tess Nguyen, John Ramirez, Joanna Cortez, Judy Graham

MINUTES: NONE

ORAL COMMUNICATION: NONE

SCHEDULED ITEMS:

1. PETITION DOCUMENT: ENTITLEMENT PLAN AMENDMENT NO. 16-005 (COMPASS BIBLE CHURCH)
   APPLICANT: Bobby Blakey, 5082 Argosy Avenue, Huntington Beach, CA 92649
   PROPERTY OWNER: Jack Chalabian, 1522 W. 134th Street, Gardena, CA 90249
   REQUEST: To amend Conditional Use Permit No. 91-021 and Conditional Exception No. 91-017 for an existing church to add a Saturday evening service, allow for group activities Tuesday through Thursday evenings, and to update an existing joint parking agreement to meet the parking needs for the expanded services.
   ENVIRONMENTAL STATUS: This request is covered by Categorical Exemption, Section 15301, Class 1, California Environmental Quality Act.
   LOCATION: 5082 Argosy Avenue, 92649 (south of Argosy Ave. and west of Jason Cir.)
   CITY CONTACT: Jessica Bui
   STAFF RECOMMENDS: Approval based upon suggested findings and conditions of approval
   APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL

2. PETITION DOCUMENT: COASTAL DEVELOPMENT PERMIT NO. 16-012 (HAN RESIDENCE ADDITION)
   APPLICANT: Michael Pedersen, 626 N. Beachwood Drive, Los Angeles, CA 90004
   PROPERTY OWNER: Justin Han, 17045 Marinabay Drive, Huntington Beach, CA 92649
   REQUEST: To permit a 624 sq. ft. second floor addition and a 169 sq. ft. balcony to an existing single family residence.
   LOCATION: 17045 Marinabay Drive, 92649 (south side of Marinabay Dr., south of Coral Cay Ln.)
   ENVIRONMENTAL STATUS: This request is covered by Categorical Exemption, Section 15301, Class 1, California Environmental Quality Act.
3. PETITION DOCUMENT: CONDITIONAL USE PERMIT NO. 15-039 (VERIZON WIRELESS)
APPLICANT: Peter Hilger, Cable Engineering Service, 10640 Sepulveda Blvd, Mission Hills, CA 91345
PROPERTY OWNER: City of Huntington Beach, 2000 Main Street, Huntington Beach, CA 92648
REQUEST: To permit the installation of wireless communication facilities consisting of two 24 in. long panel antennas and two RRU's connected to two, 6 ft. long extension arms attached to a new 38.5 ft. high utility pole replacing an existing 25.5 ft. high utility pole with ancillary equipment including fiber riser cable, breaker/disconnect box and a 48 in. high meter pedestal located in the public right of way.
ENVIRONMENTAL STATUS: This request is covered by Categorical Exemption, Section 15301, Class 1, California Environmental Quality Act.
LOCATION: South side of Acacia Avenue and 92 feet west of the centerline of 8th Street. (SITE J)
CITY CONTACT: John Ramirez
STAFF RECOMMENDS: Approval based upon suggested findings and conditions of approval
APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL

4. PETITION DOCUMENT: CONDITIONAL USE PERMIT NO. 15-035; COASTAL DEVELOPMENT PERMIT NO. 15-019 (VERIZON WIRELESS)
APPLICANT: Peter Hilger, Cable Engineering Service, 10640 Sepulveda Blvd, Mission Hills, CA 91345
PROPERTY OWNER: City of Huntington Beach, 2000 Main Street, Huntington Beach, CA 92648
REQUEST: CUP/CDP: To permit the installation of wireless communication facilities consisting of two 24 in. long panel antennas and two RRU's connected to two, 6 ft. long extension arms attached to an existing 38.5 ft. high utility pole with ancillary equipment including fiber riser cable, breaker/disconnect box and a 48 in. high meter pedestal located in the public right of way.
ENVIRONMENTAL STATUS: This request is covered by Categorical Exemption, Section 15301, Class 1, California Environmental Quality Act.
COASTAL STATUS: Appealable
LOCATION: West side of 11th Street and 181 feet south of the centerline of Walnut Avenue. (SITE L)
CITY CONTACT: John Ramirez
STAFF RECOMMENDS: Approval based upon suggested findings and conditions of approval

APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL

5. PETITION DOCUMENT: CONDITIONAL USE PERMIT NO. 15-041; COASTAL DEVELOPMENT PERMIT NO. 15-021 (VERIZON WIRELESS)

APPLICANT: Peter Hilger, Cable Engineering Service, 10640 Sepulveda Blvd, Mission Hills, CA 91345

PROPERTY OWNER: City of Huntington Beach, 2000 Main Street, Huntington Beach, CA 92648

REQUEST: CUP/CDP: To permit the installation of wireless communication facilities consisting of two 24 in. long panel antennas and two RRU's connected to two, 6 ft. long extension arms attached to a new 43 foot high utility pole replacing an existing 38.5 ft. high utility pole with ancillary equipment including fiber riser cable, breaker/disconnect box and a 48 in. high meter pedestal located in the public right of way.

ENVIRONMENTAL STATUS: This request is covered by Categorical Exemption, Section 15301, Class 1, California Environmental Quality Act.

LOCATION: South side of Walnut Avenue and 160 feet west of the centerline of 9th Street. (SITE M)

CITY CONTACT: John Ramirez

6. PETITION DOCUMENT: CONDITIONAL USE PERMIT NO. 15-040 (VERIZON WIRELESS)

APPLICANT: Peter Hilger, Cable Engineering Service, 10640 Sepulveda Blvd, Mission Hills, CA 91345

PROPERTY OWNER: City of Huntington Beach, 2000 Main Street, Huntington Beach, CA 92648

REQUEST: To permit the installation of wireless communication facilities consisting of two 24 in. long panel antennas and two RRU's connected to two, 6 ft. long extension arms attached to a new 43.5 ft. high utility pole replacing an existing 25.5 ft. high utility pole with ancillary equipment including fiber riser cable, breaker/disconnect box and a 48 in. high meter pedestal located in the public right of way.

ENVIRONMENTAL STATUS: This request is covered by Categorical Exemption, Section 15301, Class 1, California Environmental Quality Act.

LOCATION: South side of Olive Avenue and 40 feet west of the centerline of 8th Street. (SITE R)

CITY CONTACT: John Ramirez
STAFF RECOMMENDS: Approval based upon suggested findings and conditions of approval

APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL

7. PETITION DOCUMENT: CONDITIONAL USE PERMIT NO. 15-042 (VERIZON WIRELESS)

APPLICANT: Peter Hilger, Cable Engineering Service, 10640 Sepulveda Blvd, Mission Hills, CA 91345

PROPERTY OWNER: City of Huntington Beach, 2000 Main Street, Huntington Beach, CA 92648

REQUEST: To permit the installation of wireless communication facilities consisting of two 24 in. long panel antennas and two RRU’s connected to two, 6 ft. long extension arms attached to a new 43.5 ft. high utility pole replacing an existing 25.5 ft. high utility pole with ancillary equipment including fiber riser cable, breaker/disconnect box and a 48 in. high meter pedestal located in the public right of way.

ENVIRONMENTAL STATUS: This request is covered by Categorical Exemption, Section 15301, Class 1, California Environmental Quality Act.

LOCATION: North side of Orange Avenue and 162 feet east of the centerline of 11th Street. (SITE H)

CITY CONTACT: John Ramirez

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

APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL

8. PETITION DOCUMENT: CONDITIONAL USE PERMIT NO. 15-037 (VERIZON WIRELESS)

APPLICANT: Peter Hilger, Cable Engineering Service, 10640 Sepulveda Blvd, Mission Hills, CA 91345

PROPERTY OWNER: City of Huntington Beach, 2000 Main Street, Huntington Beach, CA 92648

REQUEST: To permit the installation of wireless communication facilities consisting of two 24 in. long panel antennas and two RRU’s connected to two, 6 ft. long extension arms attached to a new 43.5 ft. high utility pole replacing an existing 25.5 ft. high utility pole with ancillary equipment including fiber riser cable, breaker/disconnect box and a 48 in. high meter pedestal located in the public right of way.

ENVIRONMENTAL STATUS: This request is covered by Categorical Exemption, Section 15301, Class 1, California Environmental Quality Act.

LOCATION: North side of Palm Avenue and 163 feet east of the centerline of 11th Street. (SITE I)

CITY CONTACT: John Ramirez

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 and 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.