

**ENVIRONMENTAL ASSESSMENT COMMITTEE
ACTION AGENDA**

Monday, October 28, 2013

1:30 P.M.

Third Floor Conference Room #3

1. Application: ENVIRONMENTAL ASSESSMENT NO. 13-004 (Gothard Street Industrial Development – former Randall Lumber site) – continued from the October 17, 2013 EAC meeting

Applicant: Gothard HB LLC
130 Vantis, Suite 200
Aliso Viejo, CA 92656
Contact: Jon Marchiorlatti
Phone: (949) 389-7049

Request: To analyze the potential environmental impacts associated with a proposal to demolish the entire site (structures/parking lot areas) and subdivide the 6.5-acre site into two numbered lots and one lettered lot for the construction of two two-story industrial buildings (one on each proposed lot) totaling 142,300 square feet. Lot 1 will consist of 2.11 acres and be developed with a 93,100 square foot building (Building 1). Lot 2 will consist of 1.12 acres and be developed with a 49,200 square foot building (Building 2). Lot A will consist of 3.30 acres and be developed with 241 parking spaces and landscape areas.

- Building 1 – 93,100 square feet
 - 9,300 SF office
 - 83,800 SF Warehouse Speculative
 - 186 Parking Spaces

- Building 2 – 49,200 square feet
 - 4,900 SF Office
 - 44,300 SF Warehouse, Wholesale, Distribution
 - 49 Parking Spaces

Access to the property in terms of each proposed lot will be the shared use of the proposed Lot A. Access will be provided off Gothard Street, requiring relocation of the two existing drives to improve circulation for the proposed uses. A reciprocal access, circulation, and parking easement is proposed and would be recorded for the proposed lots. The existing rail spur that enters the site will be removed. This spur does not have an easement in favor of any user.

Location: 17332 Gothard Street, Huntington Beach, CA, 92647 (6.5-acre site on the east side of Gothard Street south of Warner Avenue)

City Contact: Jane James, Planning Manager

***ON A MOTION BY BROEREN, SECONDED BY D'ALESSANDRO, THE
EAC APPROVED THE PROCESSING OF A NEGATIVE DECLARATION
FOR THE PROJECT.***

Ayes: Three (Broeren, D'Alessandro, Milani)

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 \$494 filing fee shall also accompany the notice of appeal.