



# ACTION AGENDA Huntington Beach Planning Commission

Tuesday, January 26, 2016  
5:15 PM - Study Session, Room B-8  
7:00 PM - Regular Meeting  
Huntington Beach Civic Center  
2000 Main Street, Huntington Beach, CA 92648  
<http://www.huntingtonbeachca.gov>

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## 5:15 PM - STUDY SESSION, COUNCIL CHAMBERS

### CALL PLANNING COMMISSION STUDY SESSION TO ORDER

P P P P P P P

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

### AGENDA APPROVAL – APPROVED (7-0)

#### A. PROJECT REVIEW (FUTURE AGENDA ITEMS)

- A-1. **GENERAL PLAN AMENDMENT NO. 15-001 (HOUSING ELEMENT AMENDMENT)** Applicant: City of Huntington Beach Request: To amend the General Plan Housing Element. The Housing Element is one of the seven State-mandated elements of the City's General Plan and was last updated in 2013 for the 2013-2021 planning period pursuant to California Government Code Section 65588. The Housing Element identifies and assesses the City's existing and projected housing needs and provides an inventory of constraints and resources relevant to meeting these needs. The housing element must also identify how the City will meet its share of the regional housing need, commonly referred to as RHNA. The City will be amending its 2013-2021 Housing Element to ensure that the City will continue to meet its RHNA goals for the remainder of the planning period. The Housing Element Amendment includes an Adequate Sites Program, which commits the City to re-zoning a combination of sites to accommodate the City's remaining share of the RHNA for lower income households. Location: Citywide City Contact: Jennifer Villasenor

*Staff Presentation - NO ACTION TAKEN*

#### B. STUDY SESSION ITEMS

- B-1. **2016 PLANNING COMMISSION COMMITTEE ASSIGNMENTS** – Chair Pinchiff

**COMMITTEE ASSIGNMENTS APPROVED**

**B-2. CODE OF ETHICS (ANNUAL REVIEW AND ACKNOWLEDGEMENT) – Paul D’Alessandro, Assistant City Attorney**

***Staff Presentation - NO ACTION TAKEN***

**C. PUBLIC COMMENTS - Regarding Project Review and Study Session portions of Meeting**

John Gustafson, Gustafson Brothers, spoke in opposition to Study Session Item No. A-1, citing concerns with sites A, B, and C. He noted that rezoning those sites to residential would adversely impact his ability to utilize his neighboring industrial site and that the potential rezoning would be incompatible with existing uses. Mr. Gustafson distributed a list he created of preferred potential sites for rezoning.

Sally Adam, resident, spoke in opposition to Study Session Item No. A-1, citing potential impacts to adjacent residents of sites A, B, and C. She stated that she was in agreement with Mr. Gustafson’s comments and had concerns with the potential traffic impacts of a residential development at sites A, B, and C.

Rex Leman, resident, spoke in opposition to Study Session Item No. A-1, citing potential negative impacts of sites A, B, and C, including lowering property values for neighboring residents.

Isabelle Karsh, resident, spoke in opposition to Study Session Item No. A-1, citing potential negative impacts of sites A, B, and C. She stated that rezoning would be incompatible with the adjacent community, would have a detrimental impact to adjacent property values, and would have negative noise and traffic impacts.

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

Jane James, Planning Manager, reported that staff would be recommending a continuance for Public Hearing Item No. B-1.

**E. PLANNING COMMISSION COMMITTEE REPORTS**

Commissioner Kalmick reported on the recent meetings of the Environmental Board.

**F. PLANNING COMMISSION COMMENTS - NONE**

**6:30 PM - RECESS FOR DINNER**

**7:00 PM - COUNCIL CHAMBERS**

**CALL PLANNING COMMISSION MEETING TO ORDER**

**PLEDGE OF ALLEGIANCE – Led by Vice-Chair Semeta**

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

**AGENDA APPROVAL**

**A. PUBLIC COMMENTS - NONE**

**B. PUBLIC HEARING ITEMS**

**B-1. GENERAL PLAN AMENDMENT NO. 15-001 (HOUSING ELEMENT AMENDMENT ) – continued from the November 24, 2015 meeting**

**Applicant:** City of Huntington Beach **Request:** To amend the General Plan Housing Element. The Housing Element is one of the seven State-mandated elements of the City’s General Plan and was last updated in 2013 for the 2013-2021 planning period pursuant to California Government Code Section 65588. The Housing Element identifies and assesses the City’s existing and projected housing needs and provides an inventory of constraints and resources relevant to meeting these needs. The housing element must also identify how the City will meet its share of the regional housing need, commonly referred to as RHNA. The City will be amending its 2013-2021 Housing Element to ensure that the City will continue to meet its RHNA goals for the remainder of the planning period. The Housing Element Amendment includes an Adequate Sites Program, which commits the City to re-zoning a combination of sites to accommodate the City’s remaining share of the RHNA for lower income households. **Location:** Citywide **City Contact:** Jennifer Villasenor

**Staff Recommended Action:**

“Continue General Plan Amendment No. 15-001 to the February 9, 2016 Planning Commission meeting.”

***CONTINUED TO THE FEBRUARY 9, 2016 PLANNING COMMISSION MEETING AT STAFF’S REQUEST, 6-0-1 (PINCHIFF- ABSTAIN)***

**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 - NONE**

**F-2. PLANNING COMMISSION COMMENTS**

Commissioner Brenden noted that he recently traveled to Italy and that the experience gave him a greater appreciation for Huntington Beach.

**ADJOURNMENT:** Adjourned at 7:12 PM to the next regularly scheduled meeting of the Huntington Beach Planning Commission on Tuesday, February 09, 2016, at 5:15 PM.