



ACTION AGENDA

HUNTINGTON BEACH PLANNING COMMISSION

TUESDAY, OCTOBER 27, 2009
HUNTINGTON BEACH CIVIC CENTER
2000 MAIN STREET, HUNTINGTON BEACH, CALIFORNIA 92648

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

CALL PLANNING COMMISSION MEETING TO ORDER

ROLL CALL: *P* *A* *A* *P* *P* *P* *P*

Speaker, Mantini, Farley, Shier Burnett, Scandura, Livengood, Delgleize

Commissioner Mantini and Vice Chair Farley were absent.

AGENDA APPROVAL – ***APPROVED 5-0-2 (Mantini, Farley - Absent)***

A. PROJECT REVIEW (FUTURE AGENDA ITEMS)

- A-1. ENVIRONMENTAL IMPACT REPORT NO. 08-008/GENERAL PLAN AMENDMENT NO. 08-002/ZONING MAP AMENDMENT NO. 08-002/ZONING TEXT AMENDMENT NO. 08-002 (BEACH AND EDINGER CORRIDORS SPECIFIC PLAN – REVIEW OF PUBLIC COMMENTS) – Rosemary Medel, Associate Planner**

Staff Presentation – NO ACTION TAKEN

- A-2. ZONING TEXT AMENDMENT NO. 07-001 (AMENDING CHAPTER 244 DESIGN REVIEW) – Rosemary Medel, Associate Planner**

Staff Presentation – NO ACTION TAKEN

B. STUDY SESSION ITEMS - NONE

C. PUBLIC COMMENTS

Gary Gonzales, resident, spoke regarding Item No. A-1 (Beach and Edinger Corridors), citing concerns with traffic at the McFadden Street bridge.

D. AGENDA REVIEW (UPDATE ON ALL AGENDA ITEMS) - NONE

E. PLANNING COMMISSION COMMITTEE REPORTS - NONE

F. PLANNING COMMISSION COMMENTS

Commissioner Speaker spoke regarding the McFadden Street bridge and noted that there used to be an additional exit from the neighboring residential tract. Mr. Speaker asked if opening that exit and installing gates might ease the traffic problems. Transportation Manager Bob Stachelski noted that he has met with residents in that tract and the issue of reopening and gating the additional tract exit hasn't been raised. Mr. Stachelski said that staff would research the issue.

6:30 PM – RECESS FOR DINNER

7:00 P.M. – COUNCIL CHAMBERS

CALL PLANNING COMMISSION MEETING TO ORDER

PLEDGE OF ALLEGIANCE – Led by Commissioner Delgleize

ROLL CALL: P A A P P P P

Speaker, Mantini, Farley, Shier Burnett, Scandura, Livengood, Delgleize

AGENDA APPROVAL – APPROVED 5-0-2 (*Mantini, Farley – Absent*)

A. **ORAL COMMUNICATIONS** - NONE

B. **PUBLIC HEARING ITEMS**

B-1. **ZONING TEXT AMENDMENT NO. 09-006/LOCAL COASTAL PROGRAM AMENDMENT NO. 09-003 (AMENDING CHAPTER 211 COMMERCIAL DISTRICTS)** **Applicant:** City Initiated. **Request:** To permit Religious Assembly uses within the Visitor Commercial Zoning District (CV) upon approval of a conditional use permit. The LCPA amends the Implementation Program (Zoning Code) subject to certification by the California Coastal Commission. The City currently allows other assembly uses in the CV district. **Location:** Visitor Commercial District. **Project Planner:** Rosemary Medel

STAFF RECOMMENDATION: Motion to:

- A. “Approve Zoning Text Amendment No. 09-006 with findings for approval (Attachment No. 1) and forward Draft Ordinance (Attachment No. 3) to the City Council for adoption.”
- B. “Approve Local Coastal Program Amendment No. 09-003 with findings for approval (Attachment No. 2) and draft resolution (Attachment No. 5) to the City Council for adoption.”

APPROVED AND FORWARD TO THE CITY COUNCIL, 5-0-2 (Mantini, Farley – Absent)

B-2. **APPEAL OF ENVIRONMENTAL ASSESSMENT COMMITTEE DECISION TO PROCESS DRAFT MITIGATED NEGATIVE DECLARATION NO. 08-016 (“THE RIDGE” – 22-UNIT PLANNED UNIT DEVELOPMENT):** **Applicant:** Hearthside Homes **Appellant:** Planning Commissioner Blair Farley **Request:** Draft Mitigated Negative Declaration No. 08-016 analyzes the potential environmental impacts associated with a request to amend the land use and zoning designations on an existing approximately 5-acre parcel for the subdivision and development of a 22-unit single-family planned unit development (PUD) with a 5,776 square foot common open space area. The project includes the following entitlement requests: General Plan Amendment No. 08-011; Zoning Map Amendment No. 08-007; Local Coastal Program Amendment No. 09-002; Zoning Text Amendment No. 09-008; Tentative Tract Map No. 17294; Coastal Development Permit No. 08-022; and Conditional Use Permit No. 08-046. The Planning Commission will consider the Environmental Assessment Committee’s decision to process a Draft Mitigated Negative Declaration (MND) for the proposed project and make a determination as to whether the MND is the appropriate level of environmental review for the project. **Location:** 5-acre site southeast of the intersection of Bolsa Chica Street and Los Patos Avenue (APN: 110-016-35). **Project Planner:** Jennifer Villasenor

STAFF RECOMMENDATION: Motion to: "Continue the Appeal of EAC's determination to process Mitigated Negative Declaration No. 08-016 to November 10, 2009."

CONTINUED TO THE NOVEMBER 10, 2009 MEETING, WITH THE PUBLIC HEARING TO BE OPENED, 5-0-2 (Mantini, Farley – Absent)

C. CONSENT CALENDAR

C-1. PLANNING COMMISSION MINUTES DATED SEPTEMBER 22, 2009

RECOMMENDED ACTION: Motion to: "Approve the September 22, 2009, Planning Commission Minutes as submitted."

APPROVED AS SUBMITTED, 5-0-2 (Mantini, Farley – Absent)

D. NON-PUBLIC HEARING ITEMS - NONE

E. PLANNING ITEMS

E-1. CITY COUNCIL ACTIONS FROM PREVIOUS MEETING

Mary Beth Broeren, Planning Manager - reported on the items from the previous City Council Meeting.

E-2. CITY COUNCIL ITEMS FOR NEXT MEETING

Mary Beth Broeren, Planning Manager – reported on the items for the next City Council Meeting.

E-3. PLANNING COMMISSION ITEMS FOR NEXT MEETING

Mary Beth Broeren, 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 - NONE

ADJOURNMENT: Adjourned at 7:20 PM to the Planning Commission Field Trip (Beach & Edinger Corridors) on October 29, 2009, at 9:30 AM, beginning at City Hall.