

NOTICE OF PUBLIC HEARING
BEFORE THE CITY COUNCIL OF THE
CITY OF HUNTINGTON BEACH

NOTICE IS HEREBY GIVEN that on Monday, June 2, 2014, at 6:00 p.m. in the City Council Chambers, 2000 Main Street, Huntington Beach, the City Council will hold a public hearing on the following planning and zoning items:

1. **DEVELOPMENT AGREEMENT NO. 11-001 (TO AMEND THE DEVELOPMENT AGREEMENT FOR THE BOARDWALK MIXED USE PROJECT)** **Applicant:** Jim Ivory, Sares-Regis Group **Property Owner:** Freeway Industrial Park **Request:** To amend Development Agreement No. 11-001 between the City of Huntington Beach and Sares Regis Group (Developer) and Freeway Industrial Park (Property Owner) for the Boardwalk Mixed Use Project. The Boardwalk Mixed Use Project is currently under construction and consists of 487 multi-family apartment units, 10,000 square feet of commercial/retail space, 4,500 square feet of leasing office space, 9,000 square feet of resident recreation area and a half-acre public open space area. The City Council approved Development Agreement No. 11-001 on August 1, 2011 to provide for affordable dwelling units subject to the requirements of the Beach and Edinger Corridors Specific Plan and the Huntington Beach Zoning and Subdivision Ordinance (HBZSO). The Development Agreement is proposed to be amended to ensure consistency within the agreement related to affordable housing terms. **Location:** 7441 Edinger Avenue, Huntington Beach, CA 92647 (northeast corner of Edinger Avenue and Gothard Street – former Levitz Furniture site) **Project Planner:** Jennifer Villasenor

NOTICE IS HEREBY GIVEN that Item #1 was included in the scope of the Murdy Commons Mixed Use Project Environmental Impact Report (EIR No. 10-002) certified by the Planning Commission on February 8, 2011. In accordance with CEQA Guidelines Sections 15162 and 15163, no subsequent EIR or supplement to the EIR need be prepared for this development agreement amendment and no further environmental review or documentation is required. EIR No. 10-002 is on file at the City of Huntington Beach Planning and Building Department, 2000 Main Street, on the City's website at www.huntingtonbeachca.gov, and is available for public inspection by contacting the Planning and Building Department, or by telephoning (714) 536-5271.

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(Continued)

ON FILE: A copy of the proposed request is on file in the Planning and Building Department, 2000 Main Street, Huntington Beach, California 92648, for inspection by the public. A copy of the staff report will be available to interested parties at the City Clerk's Office or on line at <http://www.huntingtonbeachca.gov> on Thursday, May 29, 2014.

ALL INTERESTED PERSONS are invited to attend said hearing and express opinions or submit evidence for or against the application as outlined above. If you challenge the City Council's action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City at, or prior to, the public hearing. If there are any further questions please call the Planning and Building Department at (714) 536-5271 and refer to the above items. Direct your written communications to the City Clerk

Joan L. Flynn, City Clerk
City of Huntington Beach
2000 Main Street, 2nd Floor
Huntington Beach, California 92648
714-536-5227

<http://huntingtonbeachca.gov/HBPublicComments/>