

MINUTES
HUNTINGTON BEACH OFFICE OF THE ZONING ADMINISTRATOR
Room B-8 - Civic Center
2000 Main Street
Huntington Beach California

WEDNESDAY, JANUARY 7, 2009 - 1:30 P.M.

ZONING ADMINISTRATOR: Ricky Ramos

STAFF MEMBER: Andrew Gonzales, Kimberly De Coite (recording secretary)

MINUTES: **NONE**

ORAL COMMUNICATION: **NONE**

ITEM 1: CONDITIONAL USE PERMIT NO. 2008-043 (HARBOR TIRES PROS)

APPLICANT: Randall Jepson

REQUEST: To permit (a) the construction of an approximately 4,629 sq. ft. commercial building and associated site improvements and (b) establish a tire shop consisting of tire and wheel sales and installation, including light vehicle repair.

PROPERTY OWNER: Rich Lindsey, 16961 Bolsa Chica Road, Huntington Beach, CA 92649

LOCATION: 17032 Bolsa Chica Street, 92649 (southeast corner of Bolsa Chica Street and Warner Avenue)

PROJECT PLANNER: Andrew Gonzales

Andrew Gonzales, Associate Planner, displayed project plans and stated the purpose, location, zoning, and existing use of the subject site. Mr. Gonzales reported that the applicant has requested a continuance to a date uncertain. He noted that the current proposal did not adhere to code regarding the orientation of the garage bays and the sitting of the building. He stated that a noise study would also need to be provided by the applicant.

Mr. Ramos asked if the continuance fee had been collected and if the project would still adhere to the mandatory processing time. Mr. Gonzales confirmed that the fee had been collected and that the mandatory processing time would be complied with.

THE PUBLIC HEARING WAS OPENED.

Lisa Contreras, resident, asked about the process for obtaining the noise study.

Mr. Gonzales stated that the applicant would need to obtain the services of a state certified acoustical engineer to perform the study. Mr. Ramos briefly explained the process of obtaining the noise report and stated that it would be reviewed by city staff upon receipt.

Mr. Ramos noted that should the project, once in operation, violate the noise ordinance residents have the option of contacting Code Enforcement to address the issue.

Ms. Contreras asked if a petition against the request was her only available recourse. Mr. Gonzales stated that she could submit a petition or written comments or appeal the project if it is approved. He briefly explained the appeal process to Ms. Contreras.

THERE WERE NO OTHER PERSONS PRESENT TO SPEAK FOR OR AGAINST THE REQUEST AND THE PUBLIC HEARING WAS CLOSED.

CONDITIONAL USE PERMIT NO. 2008-043 WAS CONTINUED TO A DATE UNCERTAIN WITH THE PUBLIC HEARING TO BE OPENED.

THE MEETING WAS ADJOURNED AT 1:41 PM TO THE NEXT REGULARLY SCHEDULED MEETING ON WEDNESDAY, JANUARY 14, 2009 AT 1:30 PM.

R Ramos

Ricky Ramos
Zoning Administrator

:kdc