

**ENVIRONMENTAL ASSESSMENT COMMITTEE
ACTION AGENDA**

**Thursday, April 24, 2014
2:00 P.M.
Third Floor Conference Room #1**

Application: ENVIRONMENTAL ASSESSMENT NO. 14-001 (Airport Circle Residential)

Applicant: The Olson Company
3010 Old Ranch Parkway, Suite 100
Seal Beach, CA 90740
Contact: Sandi Gottlieb
Phone: 562-370-2255

Request: To analyze the potential environmental impacts associated with a proposal to amend the General Plan land use designation from Residential Medium Density – 15 du/acre (northern portion) and Commercial General – 0.35 Floor Area Ratio (southern portion) to Residential Medium High Density – 25 du/acre (RMH-25) and amend the zoning designation from Residential Medium Density (RM) to Residential Medium High Density (RMH) on an existing approximately 2.5-acre parcel. The proposed General Plan land use and zoning designations would allow up to 62 units on the property at a maximum density of 25 units per acre. However, the project applicant is proposing a one-lot subdivision for the development of 45 for-sale townhome units and associated open space and infrastructure. The proposed 45-unit project density would be 18 units per acre. Construction of the homes would be completed in one to three phases depending on market/sales conditions and last approximately 18 months.

Location: 16911 Airport Circle, Huntington Beach CA, 92649 (west side of Airport Circle approximately 300 feet north of Warner Avenue)

City Contact: Jennifer Villasenor, Senior Planner

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

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.