WEDNESDAY, February 16, 2011, 1:30 P.M.

ZONING ADMINISTRATOR: Ricky Ramos

STAFF MEMBERS: Tess Nguyen, Ethan Edwards, Jill Arabe, Andrew Gonzales, Judy Demers (recording secretary)

MINUTES: NONE

ORAL COMMUNICATION: NONE

SCHEDULED ITEMS:

1. PETITION DOCUMENT: CONDITIONAL USE PERMIT NO. 10-031 (MAMA’S ON 39 AND MALIBU FISH GRILL ALCOHOL SALES)
   APPLICANT: Bijan Sassounian, Malibu Fish and Grill; and Pete Truxaw, Mama’s on 39
   PROPERTY OWNER: Bijan Sassounian, 21190 Beach Boulevard, Huntington Beach, CA 92648
   REQUEST: To permit the sales and service of alcoholic beverages for on-site consumption within (a) an existing 5,000 sq. ft. restaurant and 900 sq. ft. outdoor dining area (Mama’s on 39 Restaurant); and (b) an existing 3,450 sq. ft. restaurant and an approximately 400 sq. ft. outdoor dining area (Malibu Fish Grill Restaurant).
   LOCATION: 21022 Beach Boulevard, Suite No. 101 (Mama’s on 39) and Suite No. 105 (Malibu Fish Grill), 92646 (southeast corner of Beach Boulevard and Atlanta Avenue)
   PROJECT PLANNER: Tess Nguyen
   STAFF RECOMMENDS: Approval based upon suggested findings and conditions of approval.
   APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL

2. PETITION DOCUMENT: COASTAL DEVELOPMENT PERMIT NO. 10-018 (POONSAENGSAITHIT ADDITION)
   APPLICANT: Bob Thornton, Architect
   PROPERTY OWNER: Angeli Poonsaengsathit, 16841 Marina Bay Drive, Huntington Beach, CA 92649
   REQUEST: To permit a 169 sq. ft. 1st floor and 497 sq. ft. 2nd floor addition to an existing 3,653 sq. ft., two-story, single family residence.
   LOCATION: 16872 Marina Bay Drive, 92649 (near the terminus of Marina Bay Drive, west of Coral Cay Drive- Huntington Harbour)
   PROJECT PLANNER: Ethan Edwards
   STAFF RECOMMENDS: Approval based upon suggested findings and conditions of approval.
   APPROVED WITH FINDINGS AND CONDITIONS OF APPROVAL
3. PETITION DOCUMENT: COASTAL DEVELOPMENT PERMIT NO. 10-019 / CONDITIONAL USE PERMIT NO. 10-030 (RED TABLE RESTAURANT)

APPLICANT/ PROPERTY OWNER: D.D. Dunlap Companies, Inc., c/o Sandy Bauer
REQUEST: CDP: To permit the conversion of an existing retail space into a new 3,850 sq. ft. restaurant with a 343 sq. ft. outdoor dining area. CUP: To permit the sales and service of alcoholic beverages for on-site consumption within a proposed restaurant and outdoor dining area.

LOCATION: 16821 Algonquin Street, Suite No.105, 92649 (northwest corner of Davenport Drive and Algonquin Street- Huntington Harbour Mall)

PROJECT PLANNER: Jill Arabe
STAFF RECOMMENDS: Approval with modifications based upon suggested findings and conditions of approval.

APPROVED WITH FINDINGS AND MODIFIED CONDITIONS OF APPROVAL

Under the provisions of the Huntington Beach Zoning and Subdivision Ordinance, the action taken by the Zoning Administrator is final unless an appeal is filed to the Planning Commission by you or by an interested party. Said appeal must be in writing and must set forth in detail the action and grounds by which the applicant or interested party deems himself aggrieved. Said appeal must be accompanied by a filing fee of One Thousand Seven Hundred Twenty-Five Dollars ($1,725.00) if the appeal is filed by a single family dwelling property owner appealing the decision on his own property and Two Thousand Two Hundred Fifty-Two Dollars ($2,252.00) if the appeal is filed by any other party. The appeal shall be submitted to the Secretary of the Planning Commission within ten (10) calendar days of the date of the Zoning Administrator's action or ten (10) working days for a coastal development permit.