



City of Huntington Beach
**DESIGN REVIEW BOARD
MEETING AGENDA**

**THURSDAY, DECEMBER 8, 2016
HUNTINGTON BEACH CIVIC CENTER
2000 MAIN STREET, LOWER LEVEL, ROOM B-8
3:30 P.M.**

ROLL CALL: Kathleen O'Connor-Phelps, Kathie Schey, Lyn Semeta, Michael Spaulding

- A. PUBLIC COMMENTS:** Public comments for items not scheduled on the agenda.
- B. AGENDA ITEMS:** (**Procedure:** Staff Presentation, DRB Disclosures, DRB Discussion, Applicant Comments, Final Comments, Motion/Vote.)

B-1 DESIGN REVIEW NO. 2016-015 (THUNDER SELF-STORAGE)

Applicant: Chris Alsop, 6831 Brentwood Dr., Huntington Beach, CA 92648

Property Owner: Robert Mandic, 16242 Tisbury Circle, Huntington Beach, CA 92649

Request: Review the design, colors, and materials of a proposed 21,747 sq. ft. self-storage building on an approximately 1.02 acre parcel.

Project Location: 18796 Stewart Lane, 92648 (West of Stewart Lane between Ernest Drive and Garfield Avenue)

Recommended Action: Recommend Approval with Modifications, to the Zoning Administrator

City Contact: Joanna Cortez, Assistant Planner

B-2 SIGN CODE EXCEPTION NO.16-007/ PLANNED SIGN PROGRAM NO.15-004 (ARCO LUMINATE PROGRAM)

Applicant: Ahmad Ghaderi, 24805 Sand Canyon Road, Suite B, Canyon Country, CA 91387

Property Owner: OI Food Inc. DBA Heil Gas, 16501 Goldenwest St., Huntington Beach, CA 92647

Request: **SCE:** To permit new canopy signs in conjunction with existing building wall signs in lieu of no wall signs. **PSP:** To review the design, colors and materials for a proposed planned sign program for an existing service station.

Project Location: 16501 Goldenwest St., 92647 (SWC of Goldenwest Street and Heil Avenue)

Recommended Action: Recommend Approval to the Community Development Department

City Contact: Alex Truong, Contract Planner

**B-3 SIGN CODE EXCEPTION NO.16-006/ PLANNED SIGN PROGRAM NO.15-003
(ARCO LUMINATE PROGRAM)**

Applicant: Ahmad Ghaderi, 24805 Sand Canyon Road, Suite B, Canyon Country, CA 91387
Property Owner: Best California Gas, Ltd., 13116 Imperial Highway, Santa Fe Springs, CA 90670
Request: **SCE:** To permit new canopy signs in conjunction with existing building wall signs in lieu of no wall signs. **PSP:** To review the design, colors and materials for a proposed planned sign program for an existing service station.
Project Location: 19971 Beach Blvd. (NWC of Beach Boulevard and Adams Avenue)
Recommended Action: Recommend Approval to the Community Development Department
City Contact: Alex Truong, Contract Planner

C. DRB MEMBER COMMENTS/ ISSUES

D. ADJOURN TO THE JANUARY 12, 2017 REGULAR MEETING

Appeals

Under the provisions of the Huntington Beach Zoning and Subdivision Ordinance, the Design Review Board's action is final unless an appeal is filed to the Planning Commission by the applicant or an interested party. The appeal must be in writing and must set forth, in detail, the action and grounds by which the applicant or interested party deems themselves aggrieved. The appeal must be accompanied by a filing fee of One Thousand, Nine Hundred, Seventeen Dollars (\$1,917) if the appeal is filed by a single family dwelling property owner appealing the decision on their own property and Two Thousand, Five Hundred, One Dollars (\$2,501) 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 Design Review Board's action. Design Review Board actions that are listed as 'Recommendation to the Director of Community Development', 'Zoning Administrator', or 'Planning Commission' under the Recommended Action are non-appealable, since final action is taken by the stated body.