

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH# **2019079066**

Project Title: Park Avenue Rezone
Lead Agency: City of Huntington Beach, Community Development Department **Contact Person:** Ricky Ramos, Senior Planner
Mailing Address: P.O. Box 190 **Phone:** (714) 536-5624
City: Huntington Beach **Zip:** 92648 **County:** Orange County

Project Location: County: Orange County City/Nearest Community: Huntington Beach
 Cross Streets: Terminus of Park Avenue (near PCH) Zip Code: 92649
 Longitude/Latitude (degrees, minutes and seconds): 33 ° 43 ' 1 " N / 118 ° 4 ' 4 " W Total Acres: 0.14
 Assessor's Parcel No.: 178-532-78 and 178-651-36 Section: _____ Twp.: _____ Range: _____ Base: _____
 Within 2 Miles: State Hwy #: 1 (PCH) Waterways: Huntington Harbour, Pacific Ocean
 Airports: None Railways: None Schools: Harbour View, Village View

Document Type:
 CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) _____ Draft EIS Other: _____
 Mit Neg Dec Other: _____
 Governor's Office of Planning & Research

Local Action Type:
 General Plan Update Specific Plan Rezone **JUL 18 2019** Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: Local Coastal Program Amendment

Development Type:
 Residential: Units 1 Acres 0.14
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: _____

Project Issues Discussed in Document:
 Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____

Present Land Use/Zoning/General Plan Designation:
 The site is currently vacant. General Plan Designation - OS-W (Open Space-Water Recreation). Zoning Designation - OS-WR-CZ-FPS (Open Space-Water Recreation-Coastal Zone Overlay-Floodplain Overlay)

Project Description: (please use a separate page if necessary)

Please see attached page for project description.

State Clearinghouse Contact: (916) 445-0613
 State Review Began: 7 - 18 - 2019
 SCH COMPLIANCE 8 - 16 - 2019

Project Sent to the following State Agencies

- | | |
|--|---|
| <p><input checked="" type="checkbox"/> Resources
 <input checked="" type="checkbox"/> Boating & Waterways
 <input checked="" type="checkbox"/> Central Valley Flood Prot.
 <input checked="" type="checkbox"/> Coastal Comm
 <input checked="" type="checkbox"/> Colorado Rvr Bd
 <input checked="" type="checkbox"/> Conservation
 <input checked="" type="checkbox"/> CDFW # <u>5</u>
 <input checked="" type="checkbox"/> Cal Fire
 <input checked="" type="checkbox"/> Historic Preservation
 <input checked="" type="checkbox"/> Parks & Rec
 <input checked="" type="checkbox"/> Bay Cons & Dev Comm.
 <input checked="" type="checkbox"/> DWR</p> <p>CalSTA
 <input checked="" type="checkbox"/> Aeronautics
 <input checked="" type="checkbox"/> CHP
 <input checked="" type="checkbox"/> Caltrans# <u>12</u>
 <input checked="" type="checkbox"/> Trans Planning</p> <p>Other
 <input type="checkbox"/> Education
 <input type="checkbox"/> Food & Agriculture
 <input type="checkbox"/> HCD
 <input type="checkbox"/> OES</p> <p>State/Consumer Svcs
 <input type="checkbox"/> General Services</p> | <p>Cal EPA
 <input type="checkbox"/> ARB: Airport & Freight
 <input type="checkbox"/> ARB: Transportation Projects
 <input type="checkbox"/> ARB: Major Industrial/Energy Resources, Recycl.& Recovery
 <input type="checkbox"/> SWRCB: Div. of Drinking Water
 <input checked="" type="checkbox"/> SWRCB: Div. Drinking Wtr # _____
 <input type="checkbox"/> SWRCB: Div. Financial Assist.
 <input checked="" type="checkbox"/> SWRCB: Wtr Quality
 <input type="checkbox"/> SWRCB: Wtr Rights
 <input checked="" type="checkbox"/> Reg. WQCB # <u>8</u>
 <input type="checkbox"/> Toxic Sub Ctrl-CTC _____</p> <p>Yth/Adlt Corrections
 <input type="checkbox"/> Corrections</p> <p>Independent Comm
 <input type="checkbox"/> Delta Protection Comm
 <input type="checkbox"/> Delta Stewardship Council
 <input type="checkbox"/> Energy Commission
 <input checked="" type="checkbox"/> NAHC
 <input type="checkbox"/> Public Utilities Comm
 <input type="checkbox"/> Santa Monica Bay Restoration
 <input checked="" type="checkbox"/> State Lands Comm
 <input type="checkbox"/> Tahoe Rgl Plan Agency</p> <p><input type="checkbox"/> Conservancy
 <input type="checkbox"/> Other: _____</p> |
|--|---|

Please note State Clearinghouse Number (SCH#) on all Comments

SCH#: **2019079066**

Please forward late comments directly to the Lead Agency

AQMD/APCD 33
 (Resources: 7 / 20)

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X".
If you have already sent your document to the agency please denote that with an "S".

- | | |
|--|--|
| <input type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input type="checkbox"/> Caltrans District # _____ | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input type="checkbox"/> Regional WQCB # _____ |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy | <input type="checkbox"/> S.F. Bay Conservation & Development Comm. |
| <input checked="" type="checkbox"/> Coastal Commission | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Conservation, Department of | <input type="checkbox"/> Santa Monica Mtns. Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input type="checkbox"/> Fish & Game Region # _____ | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | |
| <input type="checkbox"/> Health Services, Department of | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Housing & Community Development | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Native American Heritage Commission | |

Local Public Review Period (to be filled in by lead agency)

Starting Date July 18, 2019 Ending Date August 16, 2019

Lead Agency (Complete if applicable):

Consulting Firm: _____	Applicant: <u>Mike Adams</u>
Address: _____	Address: <u>P.O. Box 392</u>
City/State/Zip: _____	City/State/Zip: <u>Huntington Beach, CA 92648</u>
Contact: _____	Phone: <u>(714) 376-3060</u>
Phone: _____	

Signature of Lead Agency Representative: Ricky Ramos Digitally signed by Ricky Ramos, DN: cn=Ricky Ramos, o=State Clearinghouse, ou=State Clearinghouse, email=r.amos@clearinghouse.ca.gov, c=US **Date:** July 5, 2019

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.

PROJECT LOCATION: 16926 Park Avenue, Huntington Beach CA 92649
(terminus of Park Avenue in Huntington Harbour)

PROJECT DESCRIPTION:

The project is a request to:

GPA - To amend the existing land use designation from Open Space–Water Recreation (OS-W) to Residential Low Density (RL);

ZMA - To amend the existing zoning designation from Open Space–Water Recreation – Coastal Zone Overlay – Floodplain Overlay (OS-WR-CZ-FP2) to Residential Low Density –Coastal Zone Overlay – Floodplain Overlay (RL-CZ-FP2); and

LCPA - To amend the City’s Local Coastal Program pursuant to the GPA and ZMA.

The request would change the permitted land uses on the site from water recreation (i.e. marina) to residential. The subject site is a 6,179 square foot property located at the terminus of Park Avenue in Huntington Harbour. No development is proposed with this application. Based on the size of the subject site and the existing 10 ft. wide access way from the end of Park Avenue to the subject site, if the GPA, ZMA, and LCPA were approved the site could be developed with a single family dwelling subject to approval by the City of a Coastal Development Permit.

