



Jeff Winklepleck, Hearing Officer

Zoning Administrator Hearing

REGULAR AGENDA

1. **Application No. 1501-50** **700 Queensway Drive**
(Steven Valdez, (District 1)
Project Planner)

A Site Plan Review request to allow the installation of a 8,000-square-foot permanent tent, in conjunction with an Administrative Use Permit request for shared parking (171 parking spaces) located within 600 feet of the Maya Hotel.

Suggested Action: Approve, subject to conditions

2. **Application No. 1501-54** **5365 E. Ocean Boulevard**
(Gina Casillas, (District 3)
Project Planner)

A Local Coastal Development Permit to allow the conversion of a three unit multi-family development into a single-family (one unit) residence. Modifications to the structure include a new interior floor layout with the addition of 1,366 square feet on the second floor, a 329-square-foot expansion to the garage, and a new 1,107-square-foot rooftop deck with a new spa.

Suggested Action: Approve, subject to conditions

3. **Application No. 1501-32** **3580 Val Verde Avenue**
(Gina Casillas, (District 5)
Project Planner)

Addition to an existing single-family residence requesting two Standards Variances permitting: 1) A 17-foot-9-inch front yard setback instead of not less than 20 feet 0 inches); and 2) A front porch encroachment of 13 feet 6 inches instead of not less than 15 feet 0 inches.

Suggested Action: Approve, subject to conditions

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