

**CITY OF HERMOSA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT**

MEMORANDUM

Date: August 20, 2002

To: Honorable Chairman and Members of the Planning Commission

From: Sol Blumenfeld, Director
Scott Lunceford, Planning Assistant
Community Development Department

Subject: Consideration of Resolution for Two-Unit Condominium Project
Located at 301 Manhattan Avenue

Recommendation

To approved the attached resolution by minute order.

Background

At the meeting of July 16, 2002, the Planning Commission approved a Conditional Use Permit, Precise Development Plan and a Vesting Tentative Parcel Map for a 2-unit condominium located at 301 Manhattan Avenue with the added condition that .

Analysis

Staff has worked with the applicant to review the different options using horizontal and vertical riglets on the stucco masses on the sides of the proposed building. The riglets the applicant has added comply with the direction given by the Planning Commission.