



NOTICE OF PUBLIC HEARING BEFORE THE PLANNING COMMISSION
OF THE CITY OF MANHATTAN BEACH TO CONSIDER ZONE TEXT
AMENDMENTS RELATED TO ACCESSORY STRUCTURE REAR YARD
SETBACK REQUIREMENTS

A public hearing will be held before the Planning Commission to consider the project described below:

Applicant: City of Manhattan Beach

Project Location: Citywide

Project Description: On February 4, 2025, the City Council received a presentation on the City's existing rear yard setback regulations for accessory structures in single-family residential zones. Following the discussion, the Council directed staff to refer the matter to the Planning Commission for further review. On June 11, 2025, and August 27, 2025, the Planning Commission conducted study sessions on the accessory structure setback regulations and directed staff to prepare zone text amendments to modify development standards and processes for accessory structures in single-family residential zones within Area Districts 1 and 2.

Environmental
Determination:

The City has reviewed the proposed project for compliance with the California Environmental Quality Act (CEQA) and has determined that the zone text amendments are exempt from CEQA pursuant to Section 15301 (Existing Facilities) and 15303 (New Construction or Conversion of Small Structures) because projects constructed in reliance upon the proposed code amendments would consist of demolition, addition and the construction of new accessory structures on single-family lots. Therefore, the proposed project is exempt from further review under CEQA.

Staff Member: Maricela Guillean, Associate Planner, 310-802-5526,
mguillean@manhattanbeach.gov

Meeting

Date & Time: Wednesday, October 8, 2025. **Meeting Begins at 3:00 p.m.**; (Item discussion time is dependent on location on the agenda.)

The Planning Commission meeting will be conducted in-person at City Council Chambers (1400 Highland Avenue) and via Zoom; instructions on registering for public participation will be included under the Public Comments section of the Planning Commission meeting agenda that will be

posted on the City's website (<https://www.manhattanbeach.gov>) on or before Friday, October 3, 2025. If you want written material to be included in the agenda, please submit such material prior to Wednesday, October 1, 2025.

Public Comments: The Planning Commission encourages the public to participate by submitting comments in advance of the meeting. All comments provided by the deadlines above will be available to the Planning Commission and the public prior to the meeting. Comments received following posting of the staff report will be forwarded to the Planning Commission at, or prior to, the meeting. In addition, you may participate by attending the meeting in-person or joining Zoom during the meeting, instructions for which will be included on the Agenda.

For further information, contact the project Planner. A staff report will be on the City Website (www.manhattanbeach.gov), on or before Friday, October 3, 2025.

Adam Finestone, AICP
Planning Manager

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