



October 3, 2022

The Hon. Donna Brownsey, Chair
California Coastal Commission
455 Market Street, Suite 300
San Francisco, CA 94105
Sent via e-mail at: Donne.Brownsey@coastal.ca.gov

Re: City of Huntington Beach Magnolia Tank Farm Housing Development – SUPPORT

Dear Chair Brownsey and Commissioners:

Orange County REALTORS® (OCR) is the largest local association of real estate professionals in California with offices in Fountain Valley and Laguna Hills.

The association provides services for its nearly 15,000 members, who are serving both their clients currently in the market to purchase or sell a home, as well as members of the public who own homes in this community.

From time to time, the association's Board of Directors is asked to consider endorsing proposed housing developments. These requests come from developers, investors, city staff, and other agents involved in planning, zoning, and construction.

Most recently, Orange County REALTORS® was asked by Shopoff Realty to support a project in Huntington Beach, Calif., described as the Magnolia Tank Farm.

This September, we met with the developer regarding this project. The plans presented promised to include housing units within the project: 215 houses to be offered as for-sale properties, plus 26 units offered for lease or for rent as workforce housing. All of which would help residents looking for a new place to live, as well as assist the City of Huntington Beach in meeting its Regional Housing Needs Allocation (RHNA).

While building and construction plans can— and often do— change, with the addition of for-sale homes, our Board of Directors supports the Magnolia Tank Farm and urges the commission to support a local coastal plan amendment, which would allow the development the city supports already to proceed, beginning construction of this much needed new housing.

Sincerely,

A handwritten signature in blue ink that reads "Dirissy Doan". The signature is written over a faint, larger version of the same name.

Dirissy Doan
Government Affairs Director

Cc: John.Ainsworth@coastal.ca.gov, Meg.Vaughn@coastal.ca.gov