



May 7, 2024

California Coastal Commission
Dr. Kate Huckelbridge, Executive Director
55 Market St., Suite 300
San Francisco, CA 94105

Re: Public Comment on City of Huntington Beach LCP Amendment No. LCP-5-HNB-21-0057-1 (Magnolia Tank Farm)

Dear Honorable Chair Hart and Commissioners,

On behalf of Climate Action Campaign (CAC) we urge you to support the proposed Local Coastal Program Amendment (LCPA) for the Magnolia Tank Farm project. As a climate organization, we pride ourselves on advocating for policies that will ensure a just transition towards a green economy without leaving behind the most vulnerable. The Magnolia Tank Farm Project is an example of these values put into action.

The Magnolia Tank Farm is a model project for coastal Orange County because it will provide four things working people most need: housing, green space, transportation, and good jobs. It provides affordable housing and improves coastal access for the public, including a lodge with lower-cost accommodations, public parks, and trails.

By including affordable housing units for workers, the Farm will help combat California's housing crisis by allowing residents to live near where they work. Historically, workers at coastal hotels have had to commute long distances because of the lack of housing affordability in the cities they work in, causing higher emissions from commutes. By including 51 affordable units among the proposed 250 units, the Farm represents an opportunity to reverse these historic injustices.

These workers will be able to access a previously-inaccessible coastal resource – the Magnolia Marsh – while living just several hundred yards from the ocean in a historically-exclusive city. In addition to providing the opportunity for workers to live near the coast, this project also proposes to dedicate a percentage of its rooms as lower cost overnight accommodations.

This project is an opportunity for the county to employ a new model of development, one that prioritizes environmental and labor protections at the heart of its mission. We urge you to approve the Magnolia Tank Farm project when it comes before the commission.

Sincerely,

Tomas Castro

Orange County Climate Equity Advocate and Organizer

