COMMUNITY DEVELOPMENT
Development Services

Print Form

OCCUPANCY DISCLOSURE

PROJECT NAME	
PROJECT DEVELOPER	
DEVELOPMENT CASE NUMBER	TYPE OF PROJECT
	☐ RESIDENTIAL ☐ NON-RESIDENTIAL
ADDRESS OF PROPERTY TO BE PURCHASED OR OCCUPIED	

INFORMATION ON THIS FORM IS CORRECT AS THIS DATE ACCORDING TO MY KNOWLEDGE.

SIGNATURE OF DEVELOPER'S REPRESENTATIVE _____ DATE _____

NOTE TO PURCHASER OR OCCUPANT: The City of Irvine requires the developer to provide the following information to ensure that you are adequately informed about the property you will be purchasing or occupying. Please read the information after each item marked with an "X" in the left hand column. Some items require the developer to furnish an information packet or City form; do not sign unless the information has been given to you. You do not need to be concerned about any items marked "N/A", as these do not apply to the property. When you have read through all items, please sign on the last page. The developer will provide you with a copy of this form.

NOTE TO DEVELOPER: This form shall be included as part of the CC&R's, final rental/lease agreement, and sales literature and must be signed prior to occupancy by each prospective buyer or lessee and/or occupant listed on the lease agreement for the project.

_____ Zoning Confirmation Letter: Prior to initial and all subsequent occupancy or change in land use of any non-residential condominium space, the condominium owner(s) and /or occupant(s) shall apply to the Community Development Department, and obtain written approval of zoning confirmation, using the City's Zoning Confirmation Letter Request Form, or issuance of any applicable building permits, verifying conformance with zoning, building and fire requirements.

_____ Aircraft and Helicopter Noise: I am aware that the property may be subject to noise from aircraft and/or helicopter activity from John Wayne Airport.

_____ Private & Public Improvements; and Developments adjacent to or in proximity to the project: I am aware that public and private improvement exist, or are planned to be constructed, in the vicinity. The facilities are described on the **attached list,** which covers the following points:

- The locations of, and type of amenities provided within existing and proposed parks.
- The existing and proposed pedestrian, bicycle, and equestrian trails and paseos.

- Streets and/or drives with parking restrictions.
- Future street construction projects, including bridges.
- Future plans for public transit, including bus routes, Park-N-Ride facilities, transit terminals and routes.

_____ Schools: I have been informed about the existing and planned school facilities that serve this property, as described on the attached list, which covers the following items:

- The location of the elementary, middle, and high schools which will serve the project (including text and map).
- The type and provider of transportation available to transport students to the school sites.
- The estimated opening date of any new schools proposed to be constructed or any revisions to student capacity in existing schools within the existing attendance boundaries of schools servicing the project.
- A statement that all proposed school locations is within the control of the school district and is subject to change.
- A statement describing the general nature of activities, typically organized recreational events, which can be expected to take place after school and on weekends on school grounds.

_____ Earthquake Preparedness Packet: I have received a copy of the City's Earthquake Preparedness Information.

_____ Flood Hazard: I am aware that the property is located within a Special Flood Hazard Area (SFHA), an area subject to the 100 year flood. Availability of flood insurance and the requirement for the purchase of flood insurance for any federally backed mortgages or federal programs associated with the property are described on the attached statement.

_____ _____

SIGNATURE OF BUYER OR OCCUPANT DATE