

MINUTES SUBDIVISION COMMITTEE REGULAR MEETING

October 28, 2015

Irvine City Hall
Conference Room L102
One Civic Center Plaza

CALL TO ORDER

Chair Jacobs called the regular meeting of the Irvine Subdivision Committee to order at 9:02 a.m.

ROLL CALL

Present:	Member	Building & Safety	Joseph Kirkpatrick
	Member	Transportation	Kerwin Lau
	Member	Development Engineering	Mark Carroll
	Chair	Community Development	William Jacobs

Absent:	Member	Community Services	Vacant
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Staff Present: Joel Belding, Principal Planner; Bill Rodrigues, Senior Planner, Marie Luna, Senior Planner; Eileen White, Recording Secretary; Claudia Siqueiros, Administrative Secretary

ADDITIONS AND DELETIONS TO THE AGENDA

None

PUBLIC COMMENTS

None

COMMITTEE BUSINESS

1. APPROVAL OF COMMITTEE MINUTES

RECOMMENDED ACTION:

Approve the Minutes of a regular meeting of the Subdivision Committee held on September 9, 2015.

ACTION: It was moved by Chair Jacobs, seconded by Member Carroll and unanimously approved by those present with Community Services absent to adopt the Minutes of the regular meeting of the Subdivision Committee held on September 9, 2015, as submitted.

PUBLIC HEARINGS

2. VESTING TENTATIVE TRACT MAP 17862 IN THE IRVINE BUSINESS COMPLEX (IBC) (PLANNING AREA 36)

Chair Jacobs opened the public hearing.

Bill Rodrigues, Senior Planner, summarized the staff report.

Chair Jacobs closed the public hearing.

ACTION: It was moved by Chair Jacobs, seconded by Member Carroll, and unanimously approved by those present with Community Services absent to adopt Subdivision Committee Resolution No. 15-958 - A RESOLUTION OF THE SUBDIVISION COMMITTEE OF THE CITY OF IRVINE, CALIFORNIA, RECOMMENDING PLANNING COMMISSION APPROVAL OF VESTING TENTATIVE TRACT MAP 17862 (FILE NO. 00634486-PTT) TO SUBDIVIDE 13.05-GROSS ACRES INTO FOUR NUMBERED LOTS FOR CONDOMINIUM PURPOSES AND THREE LETTERED LOTS FOR CIRCULATION PURPOSES; LOCATED NORTH OF CAMPUS DRIVE BETWEEN JAMBOREE ROAD AND TELLER AVENUE IN PLANNING AREA 36 (IRVINE BUSINESS COMPLEX); FILED BY GARDEN COMMUNITIES

Amended as follows:

Include the addition of Standard Condition 4.3 to identify the private parks within the project.

3. VESTING TENTATIVE TRACT MAPS 17761, 17856, 17857, 17922, LOCATED IN PLANNING AREA 40 EAST EAST (CYPRESS)

Chair Jacobs opened the public hearing.

Marie Luna, Senior Planner, reviewed the staff report; distributed an errata for consideration.

Jeff Davis, representing The Irvine Company, indicated agreement with the project conditions and proposed revisions in the errata.

Jamie Yoshida, representing The Irvine Company, responded to questions regarding property boundaries.

Kory Lynch, representing Five Point Communities, confirmed maintenance responsibilities.

Chair Jacobs closed the public hearing.

Action: It was moved by Member Carroll, seconded by Chair Jacobs and unanimously approved by those present with Community Services absent to adopt Subcommittee Resolution no. 15-959 A RESOLUTION OF THE SUBDIVISION COMMITTEE OF THE CITY OF IRVINE, CALIFORNIA RECOMMENDING PLANNING COMMISSION APPROVAL OF VESTING TENTATIVE TRACT MAP 17761 (FILE NO. 00603283-PTT), AN "A" LEVEL MAP, TO SUBDIVIDE 72.68 ACRES INTO 14 NUMBERED LOTS AND 19 LETTERED LOTS TO FACILITATE FUTURE RESIDENTIAL DEVELOPMENT OF UP TO 459 RESIDENTIAL UNITS, TWO PRIVATE NEIGHBORHOOD PARKS, A TELECOMMUNICATIONS SITE AND ANCILLARY USES INCLUDING THREE LOTS FOR ENTRY MONUMENT PURPOSES, ALONG WITH SUPPORTING LANDSCAPE LOTS; LOCATED WITHIN DISTRICT 3 OF PLANNING AREA 40 ALSO KNOWN AS PLANNING AREA 40 EAST EAST (CYPRESS VILLAGE); FILED BY STANTEC ON BEHALF OF IRVINE COMPANY COMMUNITY DEVELOPMENT

Amended as follows:

Incorporate all revisions in the Errata, as revised to replace "Std. Cond. 1.3" with "Std. Cond. 1.13" throughout the document.

Include Standard Condition 6.9 to address street sweeping on public streets within the subject property.

Page 161, Condition 6.24, 1st sentence, replace "2.4" with "1.14"

Action: It was moved by Chair Jacobs, seconded by Member Carroll and unanimously approved by those present with Community Services absent to adopt Subcommittee Resolution no. 15-960 - A RESOLUTION OF THE SUBDIVISION COMMITTEE OF THE CITY OF IRVINE, CALIFORNIA RECOMMENDING PLANNING COMMISSION APPROVAL OF VESTING TENTATIVE TRACT MAP 17856 (FILE NO. 00632443-PTT), A "B" LEVEL MAP, TO CREATE 15 NUMBERED LOTS FOR AN ATTACHED CONDOMINIUM RESIDENTIAL DEVELOPMENT OF 136 UNITS AND 9 LETTERED LOTS FOR LANDSCAPING AND VEHICULAR ACCESS

ON 7.61 GROSS ACRES, LOCATED WITHIN DISTRICT 3 OF PLANNING AREA 40 ALSO KNOWN AS PLANNING AREA 40 EAST EAST (CYPRESS VILLAGE); FILED BY STANTEC ON BEHALF OF IRVINE COMPANY COMMUNITY DEVELOPMENT

Amended as follows:

Incorporate all revisions in the Errata, as revised to replace "Std. Cond. 1.3" with "Std. Cond. 1.13" throughout the document.

Page 133, Condition 6.24, 1st sentence, delete "2.4"

Action: It was moved by Chair Jacobs, seconded by Member Carroll, and unanimously approved by those present with Community Services absent to adopt Subcommittee Resolution no. 15-961 - A RESOLUTION OF THE SUBDIVISION COMMITTEE OF THE CITY OF IRVINE, CALIFORNIA RECOMMENDING PLANNING COMMISSION APPROVAL OF VESTING TENTATIVE TRACT MAP 17857 (FILE NO. 00632444-PTT), A "B" LEVEL MAP TO CREATE 17 NUMBERED LOTS FOR ATTACHED CONDOMINIUM RESIDENTIAL DEVELOPMENT FOR 125 UNITS AND 36 LETTERED LOTS FOR LANDSCAPING AND VEHICULAR ACCESS ON 11.37 GROSS ACRES, LOCATED WITHIN DISTRICT 3 OF PLANNING AREA 40 ALSO KNOWN AS PLANNING AREA 40 EAST EAST (CYPRESS VILLAGE); FILED BY STANTEC ON BEHALF OF IRVINE COMPANY COMMUNITY DEVELOPMENT

Amended as follows:

Incorporate all revisions in the Errata, as revised to replace "Std. Cond. 1.3" with "Std. Cond. 1.13" throughout the document.

Page 161, Condition 6.24, 1st sentence, replace "2.4" with "1.14"

Action: It was moved by Chair Jacobs, seconded by Member Carroll and unanimously approved by those present with Community Services absent to adopt Subcommittee Resolution no. 15-962 - A RESOLUTION OF THE SUBDIVISION COMMITTEE OF THE CITY OF IRVINE, CALIFORNIA RECOMMENDING PLANNING COMMISSION APPROVAL OF VESTING TENTATIVE TRACT MAP 17922 (FILE NO. 00641103-PTT), A "B" LEVEL MAP, TO CREATE 24 NUMBERED LOTS FOR ATTACHED CONDOMINIUM RESIDENTIAL DEVELOPMENT FOR 150 UNITS AND 50 LETTERED LOTS FOR LANDSCAPING AND VEHICULAR ACCESS ON 12.76 GROSS ACRES, LOCATED WITHIN DISTRICT 3 OF PLANNING AREA 40 ALSO KNOWN AS PLANNING AREA 40 EAST EAST (CYPRESS VILLAGE); FILED BY STANTEC ON BEHALF OF IRVINE COMPANY COMMUNITY DEVELOPMENT

Amended as follows:

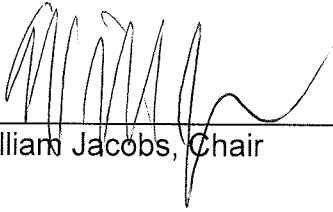
Incorporate all revisions in the Errata, as revised to replace "Std. Cond. 1.3" with "Std. Cond. 1.13" throughout the document.

Page 189, Condition 6.24, 1st sentence, replace "2.4" with "1.14"

Chair Jacobs stated for the record that the street names indicated on the subject plans associated with this project will be considered through a separate approval process.

ADJOURNMENT

Chair Jacobs adjourned the Subdivision Committee at 9:30 a.m. to the Adjourned Regular Meeting to be held on Thursday, November 12, 2015, at 10:00 a.m. at the Irvine City Hall, One Civic Center Plaza, Conference Room L102, Irvine, California.



William Jacobs, Chair

11/25/15

Date