



# AGENDA

## SUBDIVISION COMMITTEE REGULAR MEETING

January 25, 2017

9:00 AM

Irvine Civic Center  
One Civic Center Plaza  
Conference Room L102  
Irvine, California

### CALL TO ORDER

### ROLL CALL

COMMITTEE MEMBER:	BUILDING AND SAFETY
COMMITTEE MEMBER:	COMMUNITY SERVICES
COMMITTEE MEMBER:	DEVELOPMENT ENGINEERING
COMMITTEE MEMBER:	TRANSPORTATION REVIEW
COMMITTEE CHAIRMAN:	PLANNING SERVICES

### ADDITIONS AND DELETIONS TO THE AGENDA

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Additions to the agenda are limited by California Government Code Section 54954.2 of the Brown Act and for those items that arise after the posting of the Agenda and must be acted upon prior to the next Committee meeting.

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### PUBLIC COMMENTS

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Any member of the public may address the Committee on items within the Committee's subject matter jurisdiction, but which are not listed on this Agenda during PUBLIC COMMENTS. However, no action may be taken on matters that are not part of the posted agenda. PUBLIC COMMENTS are scheduled for 30 minutes and are limited to three minutes per person.

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**PUBLIC MEETING**

1. VESTING TENTATIVE TRACT MAPS 18073 AND 18074 FOR PLANNING AREA 6 (PORTOLA SPRINGS)

RECOMMENDED ACTION:

1. Open public meeting; receive public input; Committee comments and questions.
2. Close public meeting.
3. Adopt Resolution No. 17-1005 – A RESOLUTION OF THE SUBDIVISION COMMITTEE OF THE CITY OF IRVINE, CALIFORNIA, RECOMMENDING PLANNING COMMISSION APPROVAL OF VESTING TENTATIVE TRACT MAP 18073 (00684113-PTT) TO SUBDIVIDE 21.45 GROSS-ACRES INTO 17 NUMBERED LOTS FOR FUTURE DETACHED RESIDENTIAL CONDOMINIUM DEVELOPMENT, FIVE LETTERED LOTS FOR LANDSCAPE, PARK AND OPEN SPACE PURPOSES AND 30 LETTERED LOTS FOR PRIVATE STREETS/COURTS, LOCATED IN NEIGHBORHOOD 4B OF PLANNING AREA 6 (PORTOLA SPRINGS); FILED BY IRVINE COMPANY COMMUNITY DEVELOPMENT
4. Adopt Resolution No. 17-1006 – A RESOLUTION OF THE SUBDIVISION COMMITTEE OF THE CITY OF IRVINE, CALIFORNIA, RECOMMENDING PLANNING COMMISSION APPROVAL OF VESTING TENTATIVE TRACT MAP 18074 (00684118-PTT) TO SUBDIVIDE 43.84 GROSS-ACRES INTO 25 NUMBERED LOTS FOR FUTURE ATTACHED AND DETACHED RESIDENTIAL CONDOMINIUM DEVELOPMENT, EIGHT LETTERED LOTS FOR LANDSCAPE, PARK AND OPEN SPACE PURPOSES AND 10 LETTERED LOTS FOR PRIVATE STREETS/WAYS/COURTS, LOCATED IN NEIGHBORHOOD 4B OF PLANNING AREA 6 (PORTOLA SPRINGS); FILED BY IRVINE COMPANY COMMUNITY DEVELOPMENT

**COMMITTEE MEMBER AND STAFF COMMENTS**

**ADJOURNMENT**

The next Subdivision Committee meeting will be a regular meeting on Wednesday, February 8, 2017, at 9 a.m. Conference Room L102, Irvine City Hall, One Civic Center Plaza, Irvine, California.

**IRVINE SUBDIVISION COMMITTEE GENERAL INFORMATION**

**RESPONSIBILITY**

The Subdivision Committee is responsible for determining whether a proposed tentative tract or parcel map complies with the requirements and intent of the Subdivision Ordinance. The

Subdivision Committee has the authority to approve, approve with conditions or modifications, or deny parcel maps, all of which require a public hearing. In addition, the Subdivision Committee is a recommending body to the Planning Commission regarding tentative tract maps.

Staff reports are available in the Community Development Department for public review and copying. Please call the Recording Secretary to the Subdivision Committee at 949-724-6401 for assistance or any additional information.

## **HEARING PROCEDURES**

For each hearing item on the agenda, the Chair of the Subdivision Committee will open the public hearing and receive the staff report. After asking any questions of staff, the Chair of the Subdivision Committee will invite interested parties, including the project applicant, to present testimony. There is a five minute time limit to address the Subdivision Committee with your comments. Following his/her own comments, the Subdivision Committee will close the public hearing or continue the project to the next hearing if additional information is required. If the hearing is closed, the Subdivision Committee will adopt a resolution approving or denying the project. If, in the future, you wish to challenge in court any of the matters on this agenda for which a public hearing is to be conducted, you may be limited to raising only those issues which you (or someone else) raised orally at the public hearing or in written correspondence received by the City at or before the hearing.

## **APPEALS**

Any person who owns property or resides within 500 feet of the exterior boundaries of the subject property, the applicant, or a member of the City Council may appeal the determination of the Subdivision Committee to the City Council. All appeals must be in writing, state the reasons for the appeal and be submitted within 15 days of the decision to the City Clerk. The appeal shall be accompanied by a \$245 deposit. The City Council will hold a public hearing on the appeal within 60 days of receipt of the appeal. Decisions of the City Council are final.

## **MEETING SCHEDULE**

The Subdivision Committee meets at 9 a.m. on the second and fourth Wednesday of each month in conference room L102 at the Irvine City Hall located at One Civic Center Plaza. Agendas are available as follows:

- Public Safety, One Civic Center Plaza, Irvine, California
- City's Web page at [cityofirvine.org](http://cityofirvine.org)
- Reader Board, Irvine City Hall, One Civic Center Plaza, Irvine, California

## **CITY SERVICES TO FACILITATE ACCESS TO PUBLIC MEETINGS**

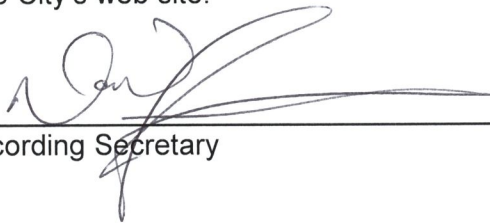
It is the intention of the City of Irvine to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or a participant at this meeting, you will need special assistance beyond what is normally provided, the City of Irvine will attempt to accommodate you in every reasonable manner. Please contact the Community Development Department at 949-724-6401.

Assisted listening devices are available at the meeting for individuals with hearing impairments. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting (28 CFR 35. 102-35. 104 ADA Title II).

STATE OF CALIFORNIA)  
CITY OF IRVINE ) SS  
COUNTY OF ORANGE )

I declare under penalty of perjury that I, David Steinkraus, am employed by the City of Irvine in the Community Development Department and that I posted this agenda in the binder located in the lobby of the Public Safety Department, and the public reader board at One Civic Center Plaza, Irvine, California, as well as on the City's web site.

Dated: 1/19/2017

  
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Recording Secretary