



# AGENDA

## ZONING ADMINISTRATOR REGULAR MEETING

September 13, 2017

1:30 PM

Conference Room L102  
One Civic Center Plaza  
Irvine, CA 92606

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**Speaker's Form/Request to Speak:** If you would like to address the Zoning Administrator on a scheduled agenda item, please complete the Request to Speak Form. Speaker's Forms are located on the table at the entrance to the Conference Room. Please identify on the card your name and the item on which you would like to speak and return to the Recording Secretary. The Request to Speak Form assists the Zoning Administrator in ensuring that all persons wishing to address the Zoning Administrator are recognized. It also ensures the accurate identification of meeting participants in the Zoning Administrator minutes. Your name will be called at the time the matter is heard by the Zoning Administrator. City policy is to limit public testimony to up to three minutes per speaker depending on relevant circumstances (unless the time limit is extended by the Zoning Administrator), which includes the presentation of electronic or audio visual information. Speakers may not yield their time to other persons.

**Please take notice that** the order of scheduled agenda items below and/or the time they are actually heard, considered and decided may be modified by the Zoning Administrator during the course of the meeting, so please stay alert.

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### CALL TO ORDER

### 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 must be acted upon prior to the next Zoning Administrator meeting.

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Scan this QR Code for an electronic  
copy of the Zoning Administrator  
Agenda and staff reports.



## **PUBLIC COMMENTS**

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Any member of the public may address the Zoning Administrator on items within the Zoning Administrator'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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## **BUSINESS**

### **1. APPROVAL OF ZONING ADMINISTRATOR MINUTES**

#### **RECOMMENDED ACTION:**

Approve the minutes of a regular meeting of the Zoning Administrator meeting of August 23, 2017.

## **PUBLIC HEARINGS**

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Public Hearings are scheduled for a time certain of 1:30 p.m. or as soon thereafter as possible. The Zoning Administrator, when considering the matter scheduled for hearing, will take the following actions: 1) Open the Public Hearing, 2) Receive staff report, 3) Accept public testimony, 4) Zoning Administrator comments and questions, and 5) Take appropriate action. There is a five-minute time limit to address the Zoning Administrator with your comments.

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.

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### **2. CONDITIONAL USE PERMIT FOR BETHEL KOREAN CHURCH TO ALLOW CONSTRUCTION OF A NEW EDUCATIONAL BUILDING LOCATED AT 18700 HARVARD AVENUE IN PLANNING AREA 23 (SAN JOAQUIN MARSH)**

#### **RECOMMENDED ACTION:**

1. Open the public hearing, receive public input.
2. Close the public hearing.
3. Table the item.

### **3. SIGN PROGRAM (00716200-PSS) WITH ADMINISTRATIVE RELIEF FOR LAKESIDE PLAZA IN WOODBRIDGE (PLANNING AREA 15); FILED BY DAVID BAAB & ASSOCIATES**

#### **RECOMMENDED ACTION:**

1. Receive staff report,
2. Open public hearing; receive public input.
3. Close public hearing.
4. Zoning Administrator comments and questions.
5. Adopt RESOLUTION NO. 17-1388, A RESOLUTION OF THE ZONING ADMINISTRATOR OF THE CITY OF IRVINE,

CALIFORNIA, APPROVING SIGN PROGRAM 00716200-PSS WITH ADMINISTRATIVE RELIEF FOR LAKESIDE PLAZA LOCATED AT 4505-4615 BARRANCA PARKWAY IN WOODBRIDGE (PLANNING AREA 15); FILED BY DAVID BAAB & ASSOCIATES ON BEHALF OF IRVINE COMPANY RETAIL PROPERTIES.

## **ADJOURNMENT**

Next Meeting: Zoning Administrator regular meeting, September 27, 2017, 1:30 PM, City of Irvine, Conference Room L102, One Civic Center Plaza, Irvine, California.

## **NOTICE TO THE PUBLIC**

The Agenda may also be accessed through the City's Web page at [www.ci.irvine.ca.us](http://www.ci.irvine.ca.us)

## **IRVINE ZONING ADMINISTRATOR GENERAL INFORMATION**

The City of Irvine Zoning Administrator is appointed by the City Council. Regular meetings of the Zoning Administrator are held on the second and fourth Wednesday of each month at 1:30 p.m. in Conference Room L102 of the Irvine City Hall located at One Civic Center Plaza.

## **RESPONSIBILITY**

The Zoning Administrator is the City official responsible for determining whether a proposed project complies with the requirements and intent of the Zoning Ordinance. The Zoning Administrator has the authority to approve, approve with conditions or modifications, or deny various discretionary applications, all of which require a public hearing. The Zoning Administrator may request that certain applications be reviewed and acted upon by the Planning Commission.

Staff reports are available in the Community Development Department for public review and copying. Please call the Zoning Administrator support staff at 949-724-6401 for assistance or any additional information.

## **HEARING PROCEDURES**

For each hearing item on the agenda, the Zoning Administrator will open the public hearing and receive the staff report. After asking any questions of staff, the Zoning Administrator will invite interested parties, including the project applicant, to present testimony. There is a five-minute time limit to address the Zoning Administrator with your comments. Following his/her own comments, the Zoning Administrator will close the public hearing or continue the project to the next hearing if additional information is required. If the hearing is closed, the Zoning Administrator 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 Zoning Administrator to the Planning Commission. 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. A \$245 deposit shall accompany the

appeal. The Planning Commission will hold a public hearing on the appeal within 60 days of receipt of the appeal. Decisions of the Planning Commission may be appealed to the City Council within 15 days.

**AMERICANS WITH DISABILITIES ACT (ADA)**

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 participant of this meeting, you will need assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Please contact the Zoning Administrator support staff at 949-724-6457 at least 48-hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible. Please advise us at that time if you will need accommodations to attend or participate in meetings on a regular basis.

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

I hereby certify that the agenda for the Regular Zoning Administrator meeting was posted at the main entrance of City Hall and in the posting book located in the Public Safety Lobby, One Civic Center Plaza, Irvine, California on 9-7-2017 by 5:00 p.m. as well as on the City's web page.

Dated: 9-7-2017 \_\_\_\_\_  
