



Minutes

ZONING ADMINISTRATOR REGULAR MEETING

June 13, 2012
1:30 PM

Irvine Civic Center
One Civic Center Plaza
Community Development Department
Conference Room L102
Irvine, California

CALL TO ORDER

A regular meeting of the Zoning Administrator was called to order at 1:30 p.m., on June 13, 2012, in Conference Room L102, One Civic Center Plaza, Irvine, California; Zoning Administrator Paul Connolly presiding.

ADDITIONS AND DELETIONS

None.

PUBLIC COMMENTS

There were no public comments.

BUSINESS

1. APPROVAL OF MINUTES

RECOMMENDED ACTION:

- 1) Approved the Minutes of a regular meeting of the Zoning Administrator held on May 23, 2012.

PUBLIC HEARING (S)

2. VARIANCE FOR BUILDING, LANDSCAPE, AND PARKING SETBACKS AT HERITAGE SQUARE RESULTING FROM A CITY-INITIATED WIDENING OF NORTHBOUND CULVER DRIVE BETWEEN SCOTTSDALE ROAD AND INTERSTATE 5 IN EL CAMINO REAL (PLANNING AREA 11)

Zoning Administrator Connolly opened the public hearing.

Bill Rodrigues, Senior Planner, presented the staff report. A Memo was presented concerning Agenda Item 2- Heritage Square. A revised resolution was prepared modifying findings A and B in Section 2. The new language emphasizes that the variance would remedy several Code deficiencies resulting from a City-proposed road widening project due to this property's unique location, surroundings, and loss of usable area.

Bill Rodrigues presented a revised Zoning Administrator Resolution No. 12-1127 which included the revised correct language.

Tim Kirkham, Right-of-Way Administrator for Public Works, was present and available to answer questions.

Zoning Administrator Connolly requested public comments. There were none.

Zoning Administrator Connolly closed the public hearing.

ACTION: Zoning Administrator Connolly moved to approve Zoning Administrator Resolution No. 12-1127, with modifications, and granted the administrative relief subject to the findings and conditions contained in that resolution:

Adopted Resolution No. 12-1127 entitled: A RESOLUTION OF THE ZONING ADMINISTRATOR OF THE CITY OF IRVINE APPROVING VARIANCE 00543555-PVA TO ALLOW THE REDUCTION OF STREETSIDE BUILDING, LANDSCAPE, AND OPEN PARKING LOT SETBACKS AS A RESULT OF THE CULVER DRIVE ROAD WIDENING IMPROVEMENT PROJECT FOR THE HERITAGE SQUARE SHOPPING CENTER LOCATED AT 14100-14160 CULVER DRIVE WITHIN PLANNING AREA 11; FILED BY THE CITY OF IRVINE

3. REQUEST FOR ADMINISTRATIVE RELIEF TO ALLOW STORAGE SHELVES TO ENCROACH INTO THE MINIMUM INTERIOR CLEAR DIMENSIONS FOR RESIDENTIAL PARKING STALLS IN PRIVATE GARAGES OF APARTMENT UNITS FOR THE 1,750 UNIT APARTMENT DEVELOPMENT IN PHASE 1 OF LOS OLIVOS (PLANNING AREA 39)

Zoning Administrator Connolly opened the public hearing.

Michael Philbrick, Senior Planner, presented the staff report.

Joseph O'Toole, Irvine Company, was present and available to answer any questions.

Zoning Administrator Connolly requested public comments.

Zoning Administrator Connolly closed the public hearing.

ACTION: Zoning Administrator Connolly moved to approve Zoning Administrator Resolution No. 12-1128 and granted the administrative relief subject to the findings and conditions contained in that resolution:

Adopted Resolution No. 12-1128 entitled: A RESOLUTION OF THE ZONING ADMINISTRATOR OF THE CITY OF IRVINE APPROVING ADMINISTRATIVE RELIEF 00542445-PAR TO ALLOW FOR STORAGE SHELVES WITHIN THE INTERIOR CLEAR DIMENSIONS FOR PARKING STALLS IN THE PRIVATE GARAGES OF APARTMENT UNITS IN PHASE 1 OF LOS OLIVOS; LOCATED WITHIN TRACT 17216 AT IRVINE CENTER DRIVE AND ANTIVO IN LOS OLIVOS (PLANNING AREA 39); FILED BY IAC APARTMENT DEVELOPMENT OF JV, LLC

4. REQUEST FOR A SIGN PROGRAM WITH ADMINISTRATIVE RELIEF TO THE PASTERNAK ENTERPRISES/INFINITE RF HOLDINGS BUILDING LOCATED IN THE IRVINE BUSINESS COMPLEX (PLANNING AREA 36)

Zoning Administrator Connolly opened the public hearing.

Justin Equina, Assistant Planner, presented the staff report.

Melissa Chao, Senior Planner with the City of Irvine, was present and available to assist with project questions.

Zoning Administrator Connolly requested public comments.

Zoning Administrator Connolly closed the public hearing.

ACTION: Zoning Administrator Connolly moved to approve Zoning Administrator Resolution No. 12-1129 and granted the administrative relief subject to the findings and conditions contained in that resolution:

Adopted Resolution No. 12-1129 entitled: A RESOLUTION OF THE ZONING ADMINISTRATOR OF THE CITY OF IRVINE APPROVING SIGN PROGRAM (00545921-PSS) WITH ADMINISTRATIVE RELIEF (00543030-PAR) TO THE PASTERNAK ENTERPRISE/INFINITE RF HOLDINGS, INC. SIGN PROGRAM LOCATED AT 17792 FITCH IN THE IRVINE BUSINESS COMPLEX (PLANNING AREA 36); FILED BY ARCHITECTURAL DESIGN & SIGNS

ADJOURNMENT

The Zoning Administrator adjourned the meeting at 2:20 p.m., to a regular meeting, June 27, 2012, 1:30 p.m., City of Irvine City Hall, Conference Room L102, One Civic Center Plaza, Irvine, California.



ZONING ADMINISTRATOR



Date