



ZONING ADMINISTRATOR AGENDA

June 15, 2017

**300 N. FLOWER STREET
CONFERENCE ROOM B-10**

1:30 PM

A limited number of staff reports are available at the hearing.

Any member of the public may ask the Zoning Administrator to be heard on the public hearings on the agenda, as those are called.

Those persons addressing the Zoning Administrator are requested to give their name and address for the record.

Written materials must be received 24 hours in advance to ensure consideration by the Zoning Administrator.

Except as otherwise provided by law, no action shall be taken on any items not appearing in the following agenda. However, items may be taken up in a different sequence.

Members of the public may address the Zoning Administrator on items of interest to the public that are not on the agenda and are within the jurisdiction of the Zoning Administrator.

I Call to Order

II. Approval of Minutes

III. Discussion Item(s)

ITEM #1 PUBLIC HEARING – PA160053 – A USE PERMIT FOR AN OVER HEIGHT STRUCTURE IN THE REAR SETBACK AREA FOR AN EXISTING UNPERMITTED STRUCTURE TO BE USED AS AN ACCESSORY STRUCTURE WITH A MAXIMUM HEIGHT OF 24 FEET AND MINIMUM SETBACK OF 15.5 FEET TO THE REAR PROPERTY LINE; USE PERMIT IS REQUIRED AS A PORTION (19%) OF THE STRUCTURE EXCEEDS THE ALLOWABLE HEIGHT OF 12' WITHIN THE 25' REAR SETBACK LOCATED IN THE NORTH TUSTIN AREA- APPLICANT – BEN ANDERSON – LOCATION – 12581 BARRETT LN, SANTA ANA, (APN 393-091-01), THIRD SUPERVISORIAL DISTRICT.

A public hearing on Planning Application PA160053 to receive public testimony and to consider whether to approve a Use Permit for an over height structure in the rear setback area for an existing unpermitted structure to be used as an accessory structure with a maximum height of 24 feet and minimum setback of 15.5 feet to the rear property line; Use Permit is required as a portion (19%) of the structure exceeds the allowable height of 12' within the 25' rear setback, located in the North Tustin Area.

Recommended Action(s):

- a. Receive staff report and public testimony as appropriate; and,
- b. Find that the proposed project is Categorical Exempt Class 3: New Construction or Conversion of Small Structures from further CEQA documentation pursuant to Section 15303 of the CEQA Guidelines; and
- c. Approve Planning Application PA160053, a Use Permit for an over height structure in the rear setback area for an existing unpermitted structure to be used as an accessory structure with a maximum height of 24 feet and minimum setback of 15.5 feet to the rear property line; Use Permit is required as a portion (19%) of the structure exceeds the allowable height of 12' within the 25' rear setback, subject to the attached Findings and Conditions of Approval.

IV. PUBLIC COMMENTS:

At this time, members of the public may address the Zoning Administrator regarding any items within the jurisdiction of the Zoning Administrator; however, NO action may be taken on off-agenda items unless authorized by law. Comments shall be limited to five (5) minutes per person and twenty (20) minutes for all comments, unless different time limits are set by the Zoning Administrator.

- V. ADJOURNMENT** - The next regular Zoning Administrator Meeting is scheduled for July 6, 2017.