



## CITY OF YORBA LINDA PLANNING COMMISSION AGENDA ITEM SUMMARY

**Meeting Date: January 12, 2022**

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**Community Development Department  
Planning Division**

**Director**  
David Brantley, AICP

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**ELECTION OF OFFICERS FOR THE YEAR 2022**

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A motion was made by Commissioner Bernstein, Second by Commissioner Masterson that the Planning Commission approve their nominee, Karalee Darnell for Chair. The motion carried (5-0) with the following roll call vote:

**AYES:** Darnell, Masterson, Pease, Bernstein, Singh  
**NOES:** None  
**ABSENT:** None  
**ABSTAIN:** None

A motion was made by Commissioner Singh, Second by Commissioner Bernstein that the Planning Commission approve their nominee, Robert R. Pease II, for Chair Pro Tem. The motion carried (5-0) with the following roll call vote:

**AYES:** Darnell, Masterson, Pease, Bernstein, Singh  
**NOES:** None  
**ABSENT:** None  
**ABSTAIN:** None

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**1. PUBLIC HEARING RE: GENERAL PLAN AMENDMENT 2021-01 CITY OF YORBA LINDA**

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**Summary:** An amendment to the Circulation Element of the General Plan and approval of an Addendum to the 2016 Certified General Plan Environmental Impact Report.

**CEQA STATUS:** The City has prepared an Addendum to the 2016 Certified General Plan Environmental Impact Report (SCH No. 2016031025) to comply with the provisions of the California Environmental Quality Act (hereinafter "CEQA") pursuant to State CEQA Guidelines Sections 15162 and 15164.

**MEASURE B APPLICABILITY:** a) Vote – No; b) Public Notice – No

**TRAFFIC COMMISSION REVIEW:** Yes

**RECOMMENDATION:** To adopt a resolution recommending approval of the project.

A motion was made by Chair Pro Tem Pease, Second by Commissioner Bernstein adopting **Resolution No. 5486** recommending that the City Council approve the draft Addendum to the 2016 Certified Environmental Impact Report (EIR) for the Circulation Element Update and approve an amendment to the Circulation Element. The motion carried (5-0) with the following roll call vote:

**AYES:** Darnell, Masterson, Pease, Bernstein, Singh  
**NOES:** None

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**ABSENT:** None  
**ABSTAIN:** None

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## 2. PUBLIC HEARING RE: GENERAL PLAN AMENDMENT 2021-01 CITY OF YORBA LINDA

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**Summary:** An update of the Housing Element of the General Plan for 2021-2029.

CEQA STATUS: This General Plan Amendment is covered by the “common sense” exemption (CEQA Guidelines Section 15061(b)(3)) which provides that CEQA applies only to projects that have the potential for causing a significant effect on the environment.

MEASURE B APPLICABILITY: a) Vote – No; b) Public Notice – No

TRAFFIC COMMISSION REVIEW: No

RECOMMENDATION: To adopt a resolution recommending approval of the project.

A motion was made by Chair Pro Tem Pease, Second by Commissioner Masterson adopting **Resolution No. 5487** recommending that the City Council approve the Housing Element update for 2021-2029 with removal of one site. The motion carried (5-0) with the following roll call vote:

**AYES:** Darnell, Masterson, Pease, Bernstein, Singh  
**NOES:** None  
**ABSENT:** None  
**ABSTAIN:** None

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## 3. DESIGN REVIEW 2021-15 YOU AESTHETICS

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**Summary:** A request to modify the building façade and floor plan of the existing commercial building at the southwest corner of Main Street and Lemon Drive by re-facing the entire building exterior to accommodate a new beauty spa business. (APN: 323-304-25)

CEQA STATUS: Categorical Exemption (Class 1, Existing Facilities)

MEASURE B APPLICABILITY: a) Vote – No; b) Public Notice – No

TRAFFIC COMMISSION REVIEW: No

RECOMMENDATION: To approve the project by minute motion.

A minute motion was made by Commissioner Bernstein, Second by Commissioner Singh approving Design Review 2021-15 You Aesthetics with conditions. The motion carried (5-0) with the following roll call vote:

**AYES:** Darnell, Masterson, Pease, Bernstein, Singh  
**NOES:** None  
**ABSENT:** None  
**ABSTAIN:** None

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## 4. DESIGN REVIEW 2021-13 DENNY’S RESTAURANT

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**Summary:** A request to modify the building façade and floor plan of the existing commercial building (previously occupied by Lamppost Pizza) located within the Valley View Shopping Center at the southwest corner of Yorba Linda Boulevard and Richfield Road by re-facing the entire building exterior to accommodate a new Denny’s Restaurant. (APN: 341-241-57)

CEQA STATUS: Categorical Exemption (Class 1, Existing Facilities)

MEASURE B APPLICABILITY: a) Vote – No; b) Public Notice – No

TRAFFIC COMMISSION REVIEW: No

RECOMMENDATION: To approve the project by minute motion.

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A minute motion was made by Commissioner Pease, Second by Commissioner Singh approving Design Review 2021-13 Denny's, eliminating Condition Nos. 5-8. The motion carried (5-0) with the following roll call vote:

**AYES:** Darnell, Masterson, Pease, Bernstein, Singh  
**NOES:** None  
**ABSENT:** None  
**ABSTAIN:** None

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#### 5. LOT LINE ADJUSTMENT 2021-04 CROSSPOINTE CHURCH

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**Summary:** A request to remove the common property line to consolidate two existing parcels (APNs 323-271-38 & -51) into a single lot and adjust the lot lines between two other parcels (APNs: 323-271-54 & -58), to accommodate future development and align property lines with the current uses, for the property addressed as 18821 and 18881 Yorba Linda Boulevard and 18822 Deville Drive located on the west side of Ohio Street north of Yorba Linda Boulevard, within the RE (Residential Estate) zone.

CEQA STATUS: Categorical Exemption (Class 5, Minor Alterations in Land Use Limitations)  
MEASURE B APPLICABILITY: a) Vote – No; b) Public Notice – No  
TRAFFIC COMMISSION REVIEW: No  
RECOMMENDATION: To adopt a resolution approving the project.

A motion was made by Commissioner Bernstein, Second by Commissioner Masterson adopting **Resolution No. 5488** approving Lot Line Adjustment 2021-04 Crosspointe Church. The motion carried (5-0) with the following roll call vote:

**AYES:** Darnell, Masterson, Pease, Bernstein, Singh  
**NOES:** None  
**ABSENT:** None  
**ABSTAIN:** None

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**Adjournment:** The meeting adjourned at 7:33 p.m. to the January 26, 2022, Planning Commission meeting at 6:30 p.m.

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