



STAFF REPORT

CITY of YORBA LINDA

COMMUNITY DEVELOPMENT DEPARTMENT

DATE: MARCH 15, 2022

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: DAVID BRANTLEY, AICP
DIRECTOR OF COMMUNITY DEVELOPMENT
PREPARED BY: JIM SOWERS, CBO

SUBJECT: DEMOLITION PERMIT REQUEST FOR 17130 BASTANCHURY ROAD

RECOMMENDATION

It is recommended that City Council approve the demolition permit request for 17130 Bastanchury Road.

BACKGROUND

The City has received a demolition request from the Church of Jesus Christ of Latter-Day Saints (LDS), owners of an existing church building located at 17130 Bastanchury Road. The request is submitted in furtherance of planned redevelopment of the site to convert the existing LDS meeting house to a temple facility. Although the land use entitlement application for the proposed new temple is currently in process with the Planning Division and yet not approved, the applicant wishes to process other required ministerial permits concurrently in order to keep their project moving forward efficiently.

Staff understands that, according to the applicant's religious tradition, it is important to have a clean, graded site when their groundbreaking ceremony is conducted; the ceremony takes place at the center of the proposed new temple floor plan. Should the pending land use application ultimately be approved, the applicant will have already obtained approval for the demolition permit and thus will be able to move forward with demolition in an expedited manner.

- The existing church building is a single story, wood framed structure constructed in 1985. The building's exterior is brick veneer, with stucco accents, T-111 soffits and a tile roof. The church is located on a 5.46-acre lot in the RE (Residential Estate) zone. The approximate square footage of the church, offices and classrooms is 14,960 s.f.
- This property currently is serviced by Yorba Linda Water District, Southern California Edison, and Southern California Gas.

ANALYSIS

The existing church building is a single story, wood framed structure constructed in 1985. The building's exterior is brick veneer, with stucco accents, T-111 soffits and a tile roof. The church is located on a 5.46-acre lot in the RE (Residential Estate) zone. Staff has researched the site and structure and found no historical significance. This conclusion is based on the 2010 City Wide Historic Resources Survey, and relatively recent construction.

Additionally, the applicant will be required to obtain an asbestos survey prior to permit issuance. If the findings are positive, appropriate abatement measures will be required, and the South Coast Air Quality Management District will be notified. Best practices for dust control also will be required.

FISCAL IMPACT

None.

ALTERNATIVES

The alternative would be for the City Council to deny the demolition request

ATTACHMENTS

1. Applicant's Demolition Request Letter
 2. Site Aerial Photograph
 3. Site Plan
 4. Front Elevation Photograph
-