



# STAFF REPORT

## CITY of YORBA LINDA

### COMMUNITY DEVELOPMENT DEPARTMENT

**DATE:** APRIL 5, 2022

**TO:** HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

**FROM:** DAVID BRANTLEY, COMMUNITY DEVELOPMENT DIRECTOR

**SUBJECT:** EXPANDED PUBLIC HEARING NOTIFICATION FOR LDS TEMPLE PROJECT

### **RECOMMENDATION**

It is recommended that the City Council receive and file this report.

### **BACKGROUND/DISCUSSION**

At the March 15, 2022, City Council meeting, the agenda included an item concerning a demolition permit request for the existing LDS Church facility located at 17130 Bastanchury Road. The permit proponent currently is processing a separate land use application to construct a new “Temple” facility at the location and is obtaining related ministerial approvals (e.g., demolition permit) as they complete the entitlement process over the next month or so. Several neighboring residents spoke during the *Public Comments* portion of the City Council meeting agenda, suggesting that they would like to receive notification of any future Planning Commission hearings concerning the LDS Temple project. Councilmembers discussed applicable public notification requirements and consideration of possible expansion of the usual 300-foot radius distance for notification to ensure that all immediate neighbors are notified of future hearings. City Council directed staff to return at the next City Council meeting with an assessment of the additional residences that would receive notification under a 500-foot versus 300-foot radius.

Staff prepared a GIS-based assessment of the 300-foot and 500-foot radius notification distances and determined that approximately twice the number of properties would receive notification under the larger radius as follows:

Radius Distance	No. of Properties Notified <sup>1</sup>
300-foot	43
500-foot	84

<sup>1</sup> Excludes City-owned properties and duplicate owners of multiple parcels.

An aerial exhibit showing the respective coverage of both the 300-foot and 500-foot radius distances is attached hereto for Council’s reference.

## **EXPANDED PUBLIC NOTIFICATION FOR LDS TEMPLE PROJECT**

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Following the March 15, 2022, City Council meeting, staff discussed the neighbors' inquiry with the LDS Temple project applicant. The applicant expressed a desire to be inclusive and transparent with respect to inviting the community to participate in the hearings; they agreed to expand the hearing notification radius to 500 feet and will be providing a revised public hearing notification package to the City this week, which staff will utilize for direct mail notices related to the upcoming public hearings.

### **FISCAL IMPACT**

Public notification costs incurred in relation to a land use application are borne entirely by the project proponent.

### **ALTERNATIVES**

1. City Council may direct staff to notice the public hearings for the LDS Temple project at the standard 300-foot distance.

### **ATTACHMENTS**

1. 300' and 500' Radius GIS Exhibit
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