



AGENDA LAKE FOREST PLANNING COMMISSION

**REGULAR MEETING
APRIL 24, 2008
7:00 P.M.**

**LAKE FOREST CITY HALL
25550 COMMERCENTRE DRIVE
LAKE FOREST, CALIFORNIA 92630**

AGENDA ON THE INTERNET: The agenda is now available through the Internet at www.ci.lake-forest.ca.us. You can access the document on the Friday before the meeting on Thursday. A brief summary of the actions taken at the meeting will be posted on the Internet the Wednesday following the meeting. The minutes are the official record of the meeting and are scheduled for approval at the next regular Planning Commission meeting.

AGENDA DOCUMENT REVIEW: The full agenda including all back-up information is available at City Hall, Suite 100, and El Toro Branch of the Orange County Public Library at 24672 Raymond Way, Lake Forest, California 92630, and at Foothill Ranch Library, 27002 Cabriole, Foothill Ranch, California 92610, on the Friday prior to the Thursday meeting.

AGENDA DESCRIPTION: The Agenda descriptions are intended to give notice to members of the public of a general summary of items of business to be transacted or discussed. The listed Recommended Action represents staff's recommendation. The Planning Commission may take any action which it deems to be appropriate on the agenda item and is not limited in any way by the recommended action.

CALL TO ORDER:

7:00 p.m.

ROLL CALL: **CHAIRMAN:** **TERRY ANDERSON**
 VICE CHAIRMAN: **DAVID CARTER**
 COMMISSIONERS: **TIM HUGHES**
 JERRY VERPLANCKE
 JERRY ZECHMEISTER

PLEDGE OF ALLEGIANCE: Pledge of Allegiance to the Flag of our Country to be led by Vice Chairman Carter.

PUBLIC COMMENTS:

If you wish to address the Planning Commission about an item not listed on the agenda, a speaker's request form should be filed with the minute's clerk prior to being heard by the Planning Commission. Speakers are limited to three (3) minutes each. In conformance with the Brown Act, no action can occur on items presented during public comment.

PRESENTATION ITEM: **NONE**

CONSENT CALENDAR:

All matters listed under the Consent Calendar are considered routine and will be enacted by one roll call vote. There will be no separate discussion of these items unless a member of the Commission, public, or staff request specific items be removed from the Consent Calendar for separate action.

- 1. Approval of the Minutes of the Planning Commission Meeting of March 27, 2008.**

RECOMMENDED ACTION: Approve as submitted.

PUBLIC HEARING ITEMS:

Public Hearings are scheduled for a time certain of 7:00 p.m., or as soon thereafter as possible. The Planning Commission, when considering the matter scheduled for hearing, will take the following actions: 1. Open the Public Hearing. 2. Receive staff report. 3. Accept public testimony. 4. Accept Planning Commission comments and questions, and 5. Close the public hearing and take appropriate action. Those wishing to address the Planning Commission during the Public Hearing must complete a speaker's request form and provide it to the minutes clerk before the item is announced. Speakers are limited to three (3) minutes each. All questions should be addressed to the Planning Commission Chairperson. Copies of prepared statements or handouts become exhibits to the meeting and must be left with the minute taker.

2. Consideration of General Plan Amendment 2008-02, Zone Changes 2008-01, 2008-02, 2008-03, 2008-04, 2008-05, for the Opportunities Study Area.

RECOMMENDED ACTION:

1. Adopt a Planning Commission Resolution entitled:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE FOREST, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL CERTIFY THE PROGRAM ENVIRONMENTAL IMPACT REPORT (SCH#2004071039) AND ADOPT A STATEMENT OF OVERRIDING CONSIDERATIONS FOR THE OPPORTUNITIES STUDY AREA

2. Adopt a Planning Commission Resolution entitled:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE FOREST, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL APPROVE GENERAL PLAN AMENDMENT 2008-02, AMENDING THE LAND USE, CIRCULATION AND RECREATION ELEMENTS.

3. Adopt a Planning Commission Resolution entitled:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE FOREST, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL ADOPT AN ORDINANCE APPROVING ZONE CHANGE 2008-01, SHEA/BAKER RANCH, TO REZONE 387 ACRES WITHIN THE BAKER RANCH PLANNED COMMUNITY TO ALLOW FOR RESIDENTIAL AND MIXED-USES.

4. Adopt a Planning Commission Resolution entitled:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE FOREST, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL ADOPT AN ORDINANCE APPROVING ZONE CHANGE 2008-02, PORTOLA CENTER, TO REZONE 243 ACRES WITHIN THE PORTOLA HILLS

PLANNED COMMUNITY TO ALLOW FOR RESIDENTIAL USES, PUBLIC FACILITIES, AND MIXED-USES.

5. Adopt a Planning Commission Resolution entitled:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE FOREST, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL ADOPT AN ORDINANCE APPROVING ZONE CHANGE 2008-03, IRVINE RANCH WATER DISTRICT, TO REZONE 82 ACRES FROM PUBLIC FACILITY TO ALLOW FOR RESIDENTIAL USES AND PUBLIC FACILITIES.

6. Adopt a Planning Commission Resolution entitled:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE FOREST, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL ADOPT AN ORDINANCE APPROVING ZONE CHANGE 2008-04, WHISLER, TO REZONE 13 ACRES FROM AGRICULTURAL (A1) TO SINGLE-FAMILY RESIDENTIAL WITH PLANNED DEVELOPMENT OVERLAY (RS-PD).

7. Adopt a Planning Commission Resolution entitled:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF LAKE FOREST, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL ADOPT AN ORDINANCE APPROVING ZONE CHANGE 2008-05, PACIFIC HERITAGE/PEACHWOOD, TO REZONE 18 ACRES IN THE SERRANO HIGHLANDS PLANNED COMMUNITY TO ALLOW FOR MEDIUM-DENSITY RESIDENTIAL.

DISCUSSION ITEM: NONE

DIRECTOR COMMENTS:

CITY ATTORNEY COMMENTS:

PLANNING COMMISSION COMMENTS:

ADJOURNMENT:

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, you should contact the Office of the City Clerk at (949) 461-3400. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to this meeting.