CITY OF FULLERTON
REDEVELOPMENT DESIGN REVIEW COMMITTEE

MEETING AGENDA
THURSDAY, JUNE 28, 2007

Persons addressing the Redevelopment Design Review Committee shall be limited to 10 minutes unless the Chairman, subject to the approval of the Redevelopment Design Review Committee grants an extension of time. When any group of persons wishes to address the Committee, it shall be proper for the Chairman to request that a spokesman be chosen to represent the group.

Public comment will be allowed on agenda items at the time the item is considered.

The Redevelopment Design Review Committee's approval or denial of any action on this agenda shall become final and effective ten working days after its decision unless an appeal is made in writing within this ten-day period to the Planning Commission by either an applicant or an opponent. The filing of an appeal within such time limit shall stay the effective date of the order of the Redevelopment Design Review Committee until such time as the Planning Commission has acted on the appeal. Anyone interested in making an appeal should contact the Community Development Department for assistance.

4:00 P.M. SESSION **ENGINEERING CONFERENCE ROOM**

ROLL CALL:

APPROVAL OF MINUTES:

- June 14, 2007

OLD BUSINESS:

1. PRJ06-00091 – LRP06-00001, LRP06-00002, LRP06-00003 A review of architectural and landscape plans for the St. Jude Medical Plaza Phase 2, which includes a new 98,000± square foot medical office building and nine level parking structure (seven levels above grade, two levels below) in conjunction with a zone change, specific plan amendment and General Plan revision for property located at 2151 N. Harbor Blvd. (Generally located on the west side of Harbor, between Bastanchury and Valencia Mesa) (C-2 ZONE) (Environmental Impact Report). (JWO)

NEW BUSINESS:

2. PRJ07-00250 – ZON07-00052 A request for a Minor Development Project to review the addition of a bay window to the front of the house and window replacements. (Generally located at 505 W. Jacaranda Pl, on the north side of Jacaranda, approximately 90 ft west of North Richman Ave.) (R-1-7.2P Zone) (Categorically Exempt under Section 15301) (HAL).

3. PRJ05-00269 – ZON05-00025 To consider site and architectural plans for a five (5) unit apartment complex located at 840 Magnolia Avenue (property located on the east side of Magnolia Avenue between approximately 167 and 263 feet south of the southeast corner of Magnolia Avenue and Olive Avenue) (R-3 Zone) (Categorically Exempt under Section 15332) (AKU).

4. PRJ06-00586 – ZON06-00100 / ZON07-00001 A request for a Major Site Plan to construct a 14,560 square foot medical office building over a two-level, 75 space parking structure and a Conditional Use Permit to exceed the base floor area ratio (FAR) of .30 with a FAR of .40 on a property located at 1555 N. Harbor Blvd. (formerly 1601 N. Harbor Blvd.) (Generally located on the west side of Harbor Blvd. between approximately 1,180 feet and 1,360 feet north of Valley View Drive) (City Council-1 Zone) (Categorically Exempt under Section 15332) (HAL)

MISCELLANEOUS ITEMS:

None

PUBLIC COMMENTS:

Public comment will be allowed on matters not appearing on the agenda but within the Redevelopment Design Review Committee's jurisdiction, at the end of the agenda. No action may be taken on off-agenda items except as provided by law.

STAFF/COMMITTEE COMMUNICATION:

MEETINGS:

Planning Commission – June 27
City Council – June19

AGENDA FORECAST FOR SPECIAL MEETINGS:

None

AGENDA FORECAST FOR July 12, 2007 RDRC MEETING: