



ORANGE COUNTY Public Works MEMORANDUM

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To: North Tustin Advisory Committee
From: Kevin Canning, Contract Planner
Date: March 16, 2022
Subject: Tentative Parcel Map TPM 2021-118 - Broadview Lot Split

OC Development Services/Planning requests the Committee's review and comment on the subject application.

Project Description

The applicant proposes to subdivide a vacant 1.05 acre parcel within the AR-20000 zoning district which requires a minimum building site area of 20,000 square feet. The proposed parcels will be 20,165 square feet and 20,045 square feet. The project will require approval of the map by the Subdivision Committee.

The applicant would ultimately develop a single family home on each new parcel, but no development or grading is proposed at this time.

Aerial of Existing Conditions



Attachments – Plans – TPM, Conceptual Future Residential Layout