



NOTICE OF PUBLIC HEARING BY THE ORANGE COUNTY PLANNING COMMISSION

SUBJECT: Public Hearing for an appeal of the Director's approval of Planning Application PA21-0116 for a Site Development Permit to modify an existing commercial site and add a new drive-thru.

PROPOSAL: A request to obtain a Site Development Permit per Chapter V(B) of the Las Flores Planned Community to demolish 768 square feet of existing retail, add 610 square feet of dining space, convert 390 square feet of retail into a new drive-thru food service shell and add 300 square feet of exterior dining.

LOCATION: The project is located at 28622 Oso Pkwy., Rancho Santa Margarita, within the fifth (5th) Supervisorial District (APN: 782-631-04)

ZONING: Las Flores Planned Community (Planning Area 8)

APPLICANT: Peever Family Holdings I, LLC, Property Owner
Jeffrey Bergsma, Agent

APPELLANT: Jill Travers, Adjacent Property Owner

HEARING DATE: March 23, 2022 **HEARING TIME:** 1:30 P.M. (Or as soon as possible thereafter)

HEARING LOCATION: Planning Commission Hearing Room of the Hall of Administration (HOA) at 333 W. Santa Ana Blvd, at the Corner of Santa Ana Blvd. and Broadway in Santa Ana. The room entry is on the north side of the building. See other side for Planning Commission Hearing Room location map.

INVITATION TO BE HEARD:

All persons either favoring or opposing this proposal and all supporting documents are invited to present their views and all supporting documents at this hearing. It is requested that any written response be submitted to OC Development Services/Planning or online at <https://myoceservices.ocgov.com> prior to the hearing date.

If you challenge the action taken on this proposal in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the OC Planning.

For further information contact Cynthia Burgos at (714) 667-8898; e-mail: Cynthia.Burgos@ocpw.ocgov.com or come to the County Service Center (CSC) at the address indicated below.

**OC Development Services/Planning
601 N Ross Street
PO BOX 4048, Santa Ana, CA 92702-4048**

PROJECT LOCATION



PUBLIC HEARING LOCATION

Hall of Administration (HOA) 333 W. Santa Ana Blvd, Santa Ana, CA 92701

