



# NOTICE OF PUBLIC HEARING BY THE ORANGE COUNTY PLANNING COMMISSION

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**SUBJECT:** General Plan Amendment LU 22-01 (Land Use Element) and Zoning Code Amendment CA 22-01 (Housing Opportunities Overlay District and Technical Revisions)

**PROPOSAL:** Recommend to the Board of Supervisors adoption of: 1) General Plan Amendment LU 22-01 which will incorporate affordable housing development as a permitted use in commercial and industrial land use categories to ensure consistency with the Comprehensive Zoning Code, and 2) Zoning Code Amendment CA 22-01 which will revise the Housing Opportunities Overlay District regulations (section 7-9-44) to increase the base density of affordable housing developments to 70 dwelling units/acre and add Low-Barrier Navigations Centers as a permitted use. In addition, other minor technical revisions/corrections will be made throughout the Zoning Code.

**LOCATION:** Unincorporated Areas of Orange County

**APPLICANT:** OC Public Works/OC Development Services

**ENVIRONMENTAL DOCUMENTATION:** Initial Study/ Negative Declaration (IS/ND) No. IP 22-0133 was prepared to study the potential environmental impacts of the proposed Project.

**HEARING DATE:** August 24, 2022

**HEARING TIME:** 1:30 p.m. (Or as soon as possible thereafter)

**HEARING LOCATION:** **County Administration South (CAS)**  
First Floor, Multipurpose Room 103 and 105  
601 N. Ross Street  
P.O. Box 4048, Santa Ana, CA 92702-4048

**INVITATION TO BE HEARD:**

All persons either favoring or opposing this proposal are invited to present their views at the hearing. It is requested that any documents or written responses be submitted to OC Public Works 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 prior to the close of the public hearing. If a physical meeting location is unable to be accommodated due to federal, state or local mandate, the meeting will be held by internet and phone only.

**INVITATION TO BE HEARD:**

Interested parties may also send comments on the project via email to [Cindy.Salazar@ocpw.ocgov.com](mailto:Cindy.Salazar@ocpw.ocgov.com). Comments submitted before the start of the meeting will be part of the public record and distributed to the Planning Commission for consideration. All persons either favoring or opposing this proposal and all supporting documents are invited to present their views and all supporting documents at or before this hearing. It is requested that any written response be submitted to OC Development Services/Planning via the email address above at least 24 hours prior to the hearing date.

The Planning Commission Staff Report and attachments for the project are available online at:  
<https://ocds.ocpublicworks.com/service-areas/oc-development-services/planning-development/hearings-meetings/planning-commission>

For further information, contact Cindy Salazar at (714) 667-8870 or [cindy.salazar@ocpw.ocgov.com](mailto:cindy.salazar@ocpw.ocgov.com), or come to the County Service Center at the address indicated below.

**OC Development Services/Planning**  
**601 N. Ross Street**  
**P.O. Box 4048, Santa Ana, CA 92702-4048**

**ORANGE COUNTY CIVIC CENTER – BUILDING AND PARKING MAP**

