



NOTICE OF PUBLIC HEARING BY THE ORANGE COUNTY PLANNING COMMISSION

SUBJECT: Public Hearing on Planning Application PA23-0052 for a Use Permit.

PROPOSAL: A request for a Use Permit to: allow for the Fairmont Private School, located at 12421 Newport Avenue, to expand their operation into the adjacent property, located at 12381 Newport Avenue, and establish “Educational Institution” as the principal land use for both properties; increase the enrollment capacity to 420 students from 320; install a 6’ high perimeter fence around both properties; approve a reduction in the required parking for the new use; and make interior and exterior modifications to the existing school and church buildings. The two parcels will be merged under single ownership and no new buildings are proposed.

LOCATION: The project is located at 12421 Newport Ave (APN: 401-191-02) and 12381 Newport Ave (APN: 401-191-25) in unincorporated Tustin within the Second (2nd) Supervisorial District

ZONING: S North Tustin - “North Tustin Specific Plan, Public/Quasi-Public District Regulations (PQP)”

GENERAL PLAN: 4 Public Facilities

APPLICANT: Jackson, Chad, President of Fairmont Schools
Jackson, David R. and Stacey, Property Owners

ENVIRONMENTAL DOCUMENTATION: Staff is recommending that the proposed project be found Categorically Exempt from the provisions of California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15302 Class 2 (Replacement and Reconstruction) for the replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced.

HEARING DATE: December 13, 2023 **HEARING TIME:** 1:30 P.M. (Or as soon as possible thereafter)

HEARING LOCATION: The Public Hearing will be held in Multipurpose Room 103 and 105 of the County Administration South Building at 601 N. Ross Street, Santa Ana, CA 92701. The room entry is on the north side of the building.

MAP AND PARKING: For the most up-to-date map and parking information, please visit our website at: ocpublicworks.com/parking.

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 emailed to Arturo Cervantes at Arturo.Cervantes@ocpw.ocgov.com a minimum of 72 hours prior to the hearing to allow time for distribution to Planning Commissioners. 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.

Information related to the proposed project will be posted online on the Planning Commission’s webpage at <https://ocds.ocpublicworks.com/service-areas/oc-development-services/planning-development/hearings-meetings/planning-commission>.

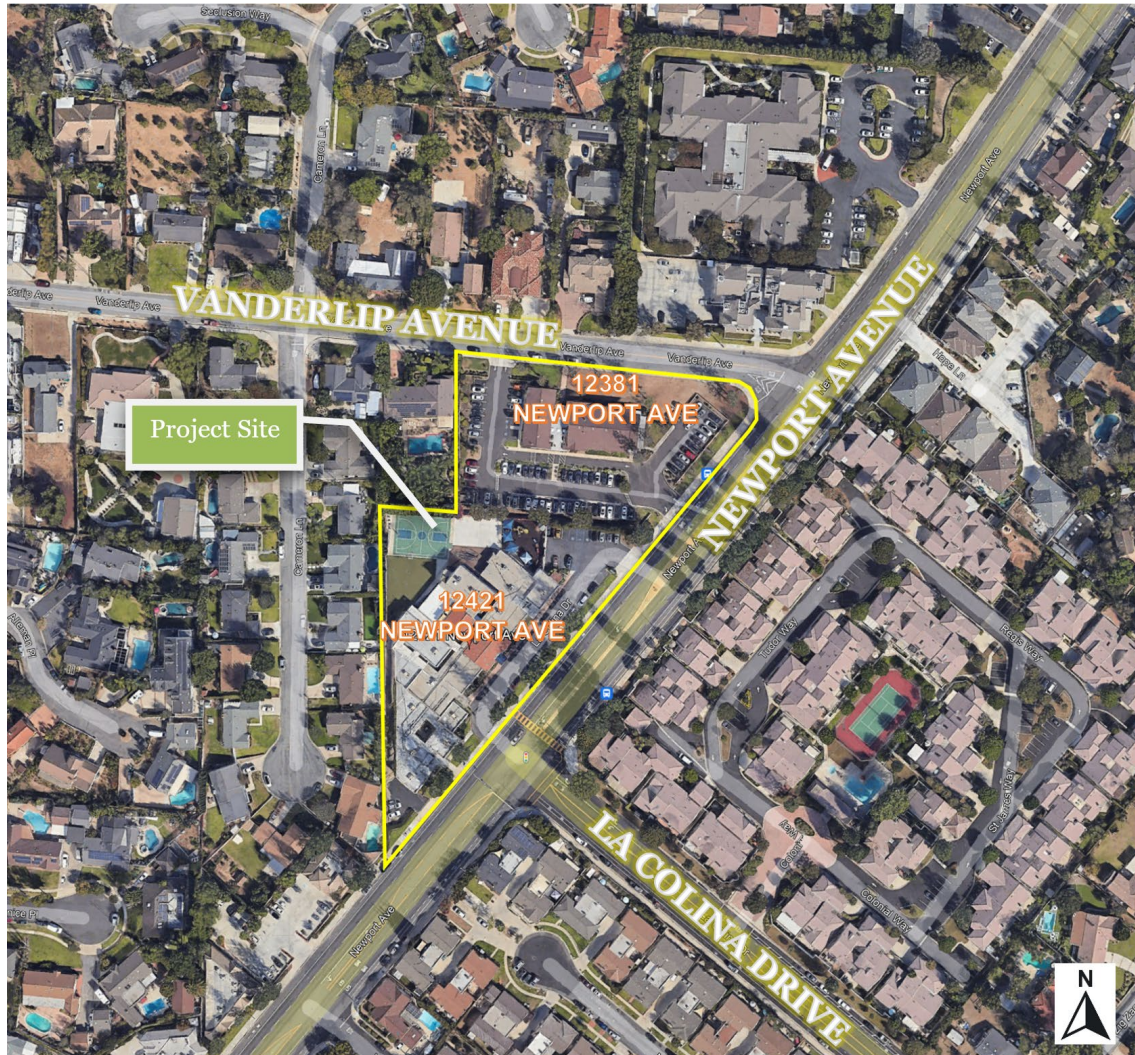
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For further information contact Arturo Cervantes at (714) 667-8864, via e-mail at Arturo.Cervantes@ocpw.ocgov.com or in-person at the County Service Center (CSC) at the address indicated below.

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

PROJECT LOCATION

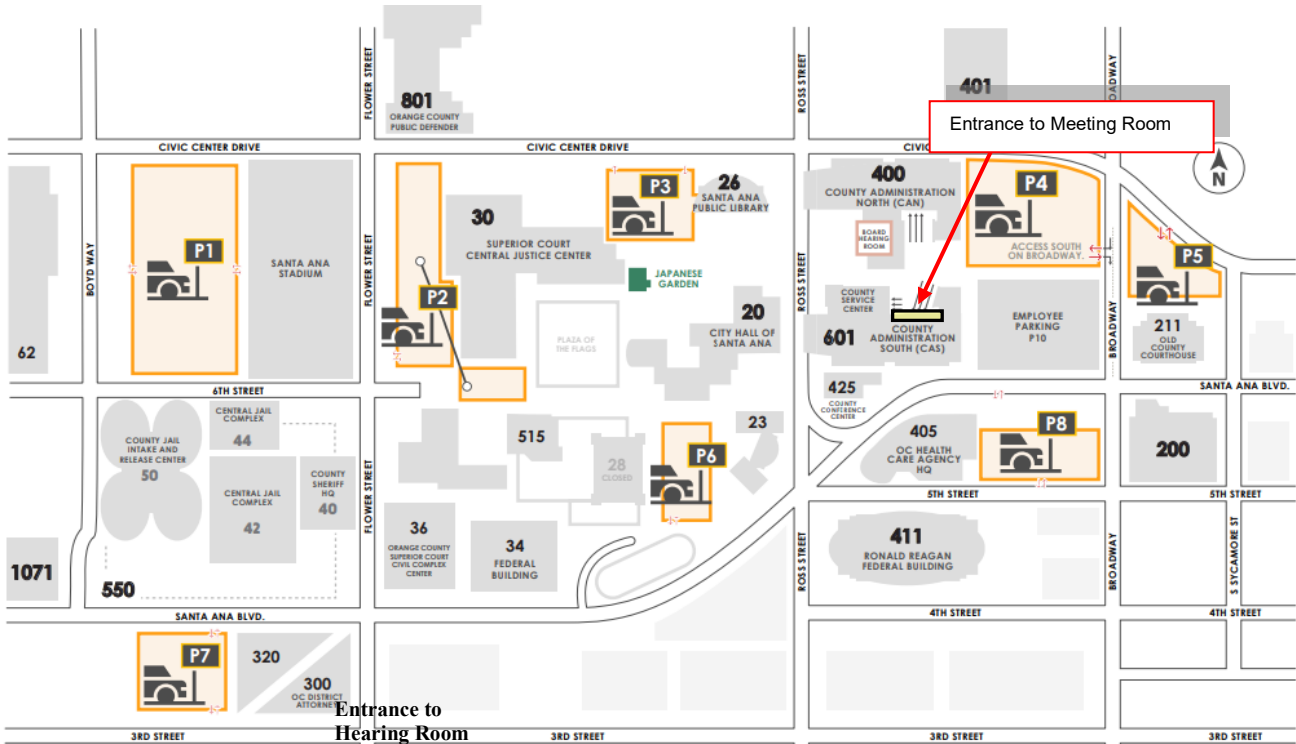


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PUBLIC HEARING LOCATION

County Administration South (CAS) 601 N. Ross Street, Santa Ana, CA 92701



APPEAL PROCEDURE

Any interested person may appeal the decision of the Planning Commission on this permit to the OC Board of Supervisors within 15 calendar days of the decision upon submittal of required documents and a filing fee of \$500 filed at the County Service Center (CSC), 601 N. Ross St., Santa Ana or online at <https://myoceservices.ocgov.com>. 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 report, or in written correspondence delivered to OC Development Services / Planning. For further information or questions, contact Arturo.Cervantes@ocpw.ocgov.com or (714) 667-8864.

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