



# NOTICE OF PUBLIC MEETING

## BY THE ORANGE COUNTY SUBDIVISION COMMITTEE

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**SUBJECT:** Amendment to "A" Vesting Tentative Tract Map 17563 for Planning Area 2, Subarea 2.3, Ranch Plan Planned Community

**LOCATION:** The 166.9 acre Tract Map area comprising Subarea 2.3, is generally located in southeastern unincorporated Orange County, within the Ranch Plan Planned Community, Planning Area 2, situated easterly of Antonio Parkway and north of Cow Camp Road between Chiquita Canyon and Gobernadora Canyon, within the 5th Supervisorial District.

**PROPOSAL:** Rancho Mission Viejo requests approval of a revision to "A" Vesting Tentative Tract Map 17563 (VTTM 17563) to reconfigure the existing tract layout and traffic circulation. The proposed reconfiguration includes an increase of numbered lots from 30 to 45, and the increase of lettered lots from 30 to 65. The proposed revision will result in a decrease of 2 acres of developable land and a decrease of 1.9 acres of open space as a result of increased public and private streets right of ways. The proposed revision will not modify the existing development area boundary.

**ENVIRONMENTAL DOCUMENTATION:** The proposed project is covered by previous CEQA documentation, which includes Final Program EIR 589, which was certified on November 8, 2004; and the Planning Area 2 Addendum which was certified on March 27, 2013. This finding is appropriate and complies with the intent of CEQA pursuant to the 2014 Orange County Local CEQA Procedures Manual, Sections VI & XI, Appendix G for projects where a previous environmental document (i.e. Program EIR 589) is already in place. Further CEQA evaluation and clearances are not required for the proposed Amendment to "A" VTTM 17563.

**APPLICANT:** RMV PA2 Development, LLC

**MEETING DATE:** June 15, 2016

**MEETING TIME:** 1:30 PM

**MEETING LOCATION:** **Hearing Room B10** at H.G. Osborne Building located @ 300 N. Flower Street, at the corner of Santa Ana Blvd. and Flower St. in Santa Ana. See other side for location map.

**INVITATION TO BE HEARD:**

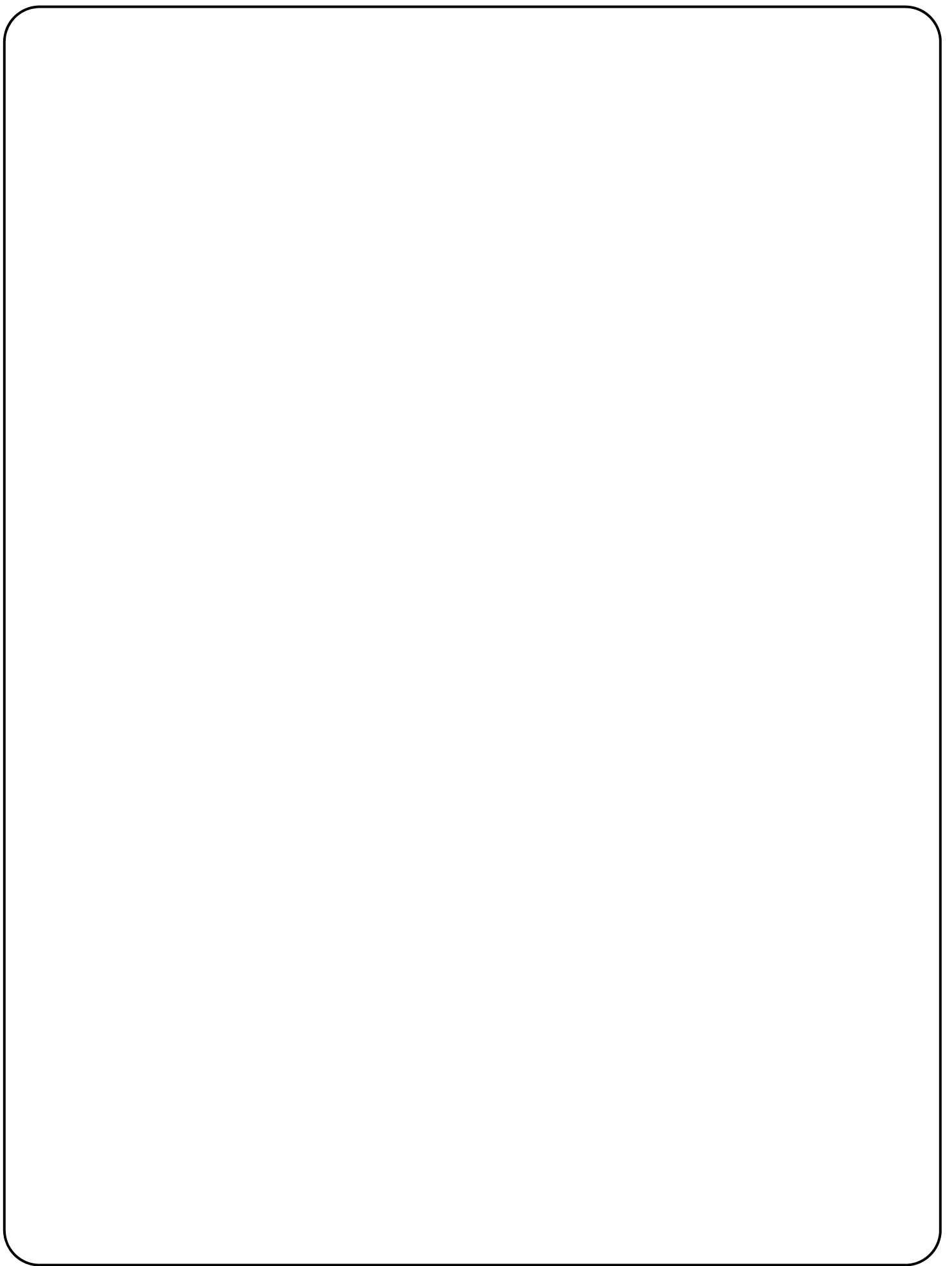
All persons either favoring or opposing this proposal and all supporting documents are invited to present their views at this meeting. It is requested that any documents or written response be submitted to OC Development Services prior to the meeting date. If you challenge the action taken on this proposal in court, you may be limited to raising only those issues you or someone else raised prior to close of the public meeting described in this notice, or in written correspondence delivered to OC Development Services.

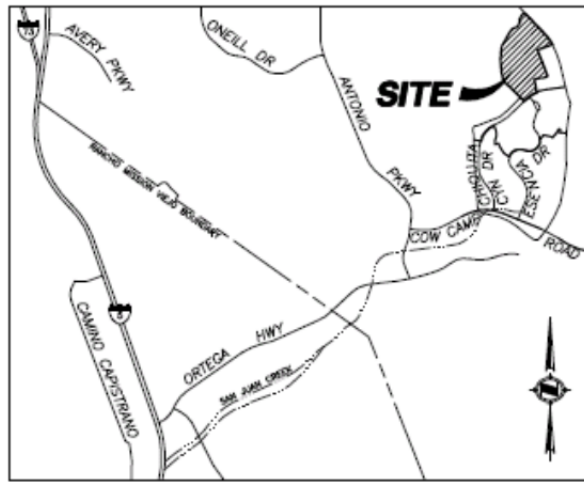
For further information, contact Richard Vuong at (714) 667-8895 or email at [richard.vuong@ocpw.ocgov.com](mailto:richard.vuong@ocpw.ocgov.com), or Bea Bea Jimenez at (714) 667-8852 or email at [beabea.jimenez@ocpw.ocgov.com](mailto:beabea.jimenez@ocpw.ocgov.com), or fax (714) 667-7560. You may also come to the Development Processing Center at the address indicated below.

**Orange County Public Works  
P.O. Box 4048  
300 N. Flower Street  
Santa Ana, CA 92702-4048**

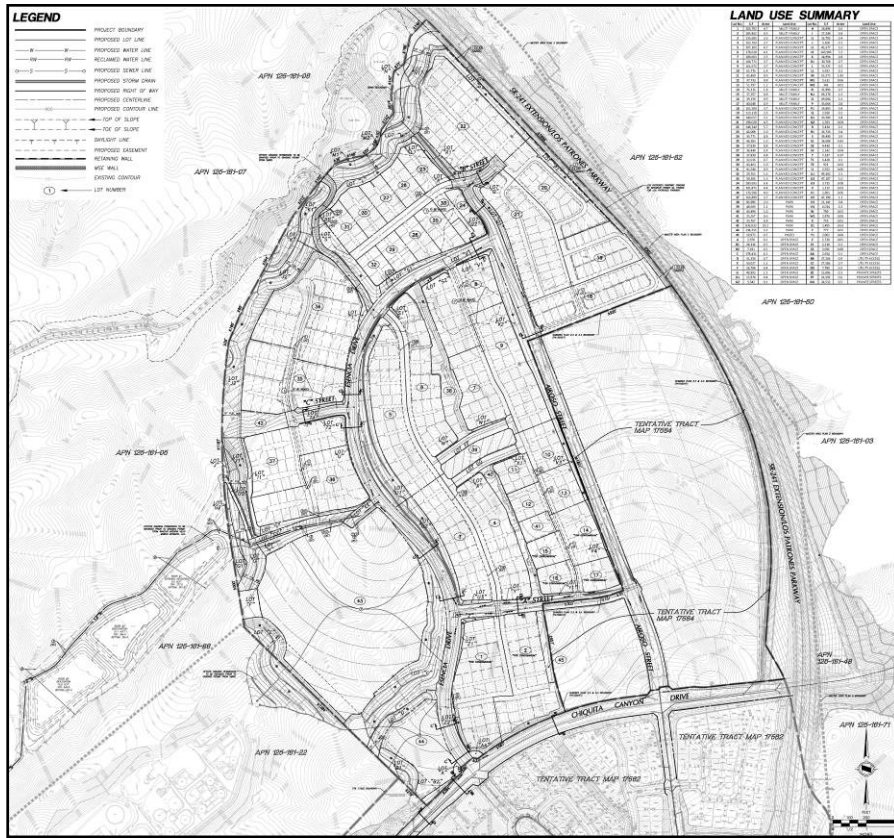
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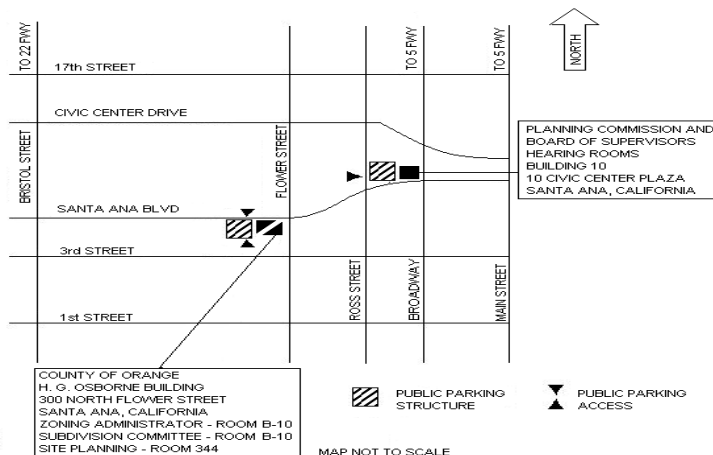




**Project Vicinity Map**



**Project Site Map**



**Public Meeting Location**