

City of Fullerton Community Development Department

Site Plan, Planned Residential Development (PRD), & Certificate of Compliance Application Information

A.					ent Department will to be submitted as		all of the following before an application is age:
1.	Master A been nam		n Form - must	be signed by t	he property owner	of recor	d whether or not an agent (applicant) has
2.	Planning	Action D	escription/Just	tification Form (completely filled ou	ıt)	
3.	Filing Fee -		Minor Site Plan		. -	\$1,164.80 \$3,540.16 \$2,589.60 plus \$20/lot \$283.92 \$170.56	
4.	Documen	nt Imagin	g Fee (per app	olication reques	t)	□ \$43	☐ \$99 (if appl. is \$1000 or more)
5.	Environmental Fee (to be determined by staff)						
	a.	County	Recorder's Fe	e	1		\$ 2,500.00* Deposit \$ 50 \$ 2,181.25**
	b.	County	Recorder's Fe				\$ 5,000* Deposit \$ 50 \$ 3,029.75**
	C.			environmental re	eview		\$ 50
	*Actual	staff tim	e will be charg	ed against dep	osit		

6. Drawings – site plan, floor plan and building elevations drawn to scale - 12 full sized sets and one reduced set (8 1/2" x 11"); digital plans are required (jpg or pdf) once the project is deemed complete.

B. PROCEDURE

The above Requirements are to be filed with the Community Development Department by appointment only. Following technical review, and once the application is deemed complete, the project will be set for its respective public review process. For Minor Site Plans, the application will be scheduled for review by the Community Development Director. Major Site Plan applications will be placed on the agenda of the Planning Commission, and a public hearing will be held; the decision by the Planning Commission is final unless appealed to the City Council. More information on application submittal, hearing bodies and dates is available at: http://www.cityoffullerton.com/depts/dev_serv/planning_/planningformsapplications/default.asp

NOTE: ALL APPLICATIONS ARE SUBJECT TO FURTHER REVIEW AND CONSIDERATION. ADDITIONAL INFORMATION MAY BE NECESSARY BASED ON TRAFFIC IMPACTS, NOISE LEVELS OR OTHER SPECIAL CIRCUMSTANCES POSED BY THE APPLICATION.

^{**}State Fish and Game fees are neither set nor collected by the City and are provided for informational purposes only. Applicants encouraged to contact the Dept. of Fish and Game to obtain a Determination of No Effect and/or the current fees at (916) 651-0603.

Please download a copy of our

SUBMITTAL REQUIREMENTS CHECKLIST

which can be found on our Application page:

http://www.cityoffullerton.com/gov/departments/dev_serv/planning_/planningformsapplications

The checklist contains important information that must be included in plans and associated application materials. Please be sure you have reviewed the checklist and have included all the information required for the TYPE of application you are submitting to us.

If your application is missing required information, you may be asked to revise your materials prior to submitting your application package.



CITY OF FULLERTON COMMUNITY DEVELOPMENT DEPARTMENT

303 W. Commonwealth Ave. ♦ Fullerton ♦ CA ♦ 92832 ♦ (714) 738-6550 or (714) 773-5773

Master Application Form

property:							
2. Submitted by:							
Property owner:		Applicant:					
Mailing address:		Mailing address:					
City, State, Zip Code		City, State, Zip Code					
Phone number:		Phone number:					
Email address:		Email Address:					
be notarized)							
			Signatur	e of Property Owner			
				ho signed the document, to which			
4. Notarization							
STATE OF CALIFORNIA COUNTY OF)) ss.)	On					
	-		<u> </u>	5.1.			
Submitted by: Property owner: Mailing address: Chy, State, Zip Code Phone number: Email address: Denote number: Denote of ficer completing this certificate verifies only the identity of the individual who signed the document, to which is certificate is attached, and not the truthfulness, accuracy, or validity of that document. Notarization On							
Date Filed:	DCSC Date:		Types of Applications				
General Plan Designation:	General Plan Designation: PC Hearing Date:			•			
Zoning Designation:	DRC Hearing Date	☐ Conditional Use Per	rmit 📮	☐ Tentative Parcel Map			
CEQA Determination:	Project Planner:	☐ Major Development	Project	Zoning Adjustment			
APN(s)		Minor DevelopmentMinor Site Plan Rev	Project				
Application Number(s)		☐ PRD Concept					



Action Description/Justification

Date/Rec'd by _

		(Attach additional sheets as necessary.)
1.		Project location:
2.	Des	scribe project and request(s), including FMC code section numbers:
3.	the	oplication is for Site Plan, Development Project or Conditional Use Permit(s), answer the following: Describe how proposed use is substantially compatible with uses permitted in the same general area and how the proposed use all not be materially detrimental to other properties within the same area.
4.		For Zoning Adjustment or Variance, Government Code Section 65906 states; "Variance from the terms of the zoning ordinance shall be granted only when, because of special circumstances applicable to the property, including size, shape, topography, location or surroundings, strict application of the zoning ordinance deprives such property of privileges enjoyed by other property in the vicinity and under identical zoning classification." Further, no variance shall be granted which would, "constitute a grant of special privileges inconsistent with the limitations upon other properties in the same vicinity and zone."
		Describe how your request for a Zoning Adjustment of Variance meets the above requirements:

Recommendation _

Project File No. _

Zone/GP _



City of Fullerton Community Development Department

Preliminary Environmental Description

Applications for projects in the City of Fullerton cannot be processed until an initial study of environmental impacts has been completed and an exemption granted, negative declaration or Environmental Impact Report prepared. Please complete the following and return AT LEAST ONE WEEK PRIOR to submitting your formal application package. (Also include 3 copies of preliminary site plans, if applicable.)

1.		g y our ronnar approact	on package. (Also include 3 copies of preliminary	Date:
1.	Submitted by:			
Maili				
mam	ng naarooo			
	Phone:			
	Email:			
	ject contact:			
Maili	ing Address:			
	Phone:			
	Priorie:			
2.	Proposed use:			
	r ropocod doo.			
3.	Project descript	tion: (attach related	site/development plans)	
		•	, ,	
	Project Address:			
	Existing zoning:			
	Assessors Parcel #:			
	Site size:		Bldg. square footag	
	Number of floors:		Amount of parkin	ng:
	Proposed scheduling:			
	Associated project:			
4.	expected. <u>If comm</u> <u>industrial</u> , indicate	nercial, indicate the type e type, estimated empl	e (neighborhood, city or regionally oriented), squa	of sale prices or rents, and type of household size are footage of sales area, and loading facilities. <u>If</u> <u>nstitutional</u> , indicate major function, estimated derived from the project.)
5.		volves a variance, c tion is required.	onditional use permit, or rezoning applic	cation, state this and indicate clearly
			on of an EIR. The above information is necess	sary, and should be as complete as possible, to determination as soon as possible.
Decis	et File No	7000/CD	Donomer and attack	Data/Dasid by
rioje	ct File No	Zone/GP	Recommendation	Date/Rec'd by

City of Fullerton Community Development Department

Preliminary Environmental Description

6. Will the proposed development cause or create any of the following effects? *

	No	Yes		No	Yes
Change in existing features of any bays, tidelands, beaches, lakes or hills, or substantial alteration of ground contours?			Substantial change in exiting noise or vibration levels in the vicinity?		
Change in scenic views or vistas from existing residential areas or public lands or roads?			Site on filled land or on slope of 10 percent or more?		
Change in pattern, scale or character of general project area?			Use or dispose of potentially hazardous materials, such as toxic substances, flammables or explosives?		
Significant amounts of solid waste or litter?			Substantial change in demand for municipal services (police, fire, water, sewage, etc.)?		
Change in dust, ash, smoke, fumes or odors in the vicinity?			Substantially increase fossil fuel consumption (electricity, oil, natural gas, etc.)?		
Change in ocean, bay, lake, stream or ground water quality or quantity, or alteration of existing drainage patterns?			Relationship to a larger project or series of projects?		

Categories above with "yes" answer should be explained on a separate attachment. 7. Is the proposed project located on a site that has been identified in the State of California Hazardous Waste and Substances Sites List (Cortese), prepared by the Department of Toxic Substances Control pursuant to Government Code Section 65962.5? Yes No *Consult with Planning Division for current listing. Describe the project site as it exists before the project, including information on topography, soil stability, plants and animals, and any cultural, historical or scenic aspects. Describe any existing structures on the site, and the use of the structures. Attach photographs of site as needed. (Snapshots or polaroid photos will be accepted.) 9. Describe the surrounding properties, including information on plants and animals and any cultural, historical or scenic aspects. Indicate the type of land use (residential, commercial, etc.), intensity of land use (single/multi family, retail shops, etc.), and scale of development (height, frontage, setbacks, etc.). Attach photographs of the vicinity as needed. (Snapshots or polaroid photos will be accepted.) Certification I hereby certify that the statements furnished above and in the attached exhibits present the data and information required for this initial evaluation to the best of my ability, and that the facts, statements, and information presented are true and correct to the best of my knowledge and belief. Date Signature 1/1/2014