

**CITY OF COSTA MESA
NOTICE OF PUBLIC HEARING
AND SUMMARY OF PROPOSED ORDINANCE NO. 16-08**

NOTICE IS HEREBY GIVEN that a public hearing will be held by the Costa Mesa City Council at the regular meeting on **Tuesday, September 6, 2016 at 7:00 P.M.**, or soon thereafter as the matter shall be heard, in the City Hall Council Chambers, 77 Fair Dr., to introduce the following ordinance:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COSTA MESA, CALIFORNIA, ADOPTING THE FOURTH AMENDMENT TO HOME RANCH DEVELOPMENT AGREEMENT DA-00-01 (DA-16-03)

Description:

- Include maximum development intensities (FARs and square footage) approved by the adopted 2015-2035 General Plan and as reflected in the update to North Costa Mesa Specific Plan Amendment (SP-16-01);
- Adjust subarea trip budgets based on transferred properties within the Home Ranch planning area for IKEA and Emulex;
- Correct the boundaries and land area relative to freeway improvements; and,
- Include the 10,000 SF Water District Parcel in the overall Home Ranch site.

The site address is Home Ranch at 3315 Fairview Road, Zone PDC, North Costa Mesa Specific Plan. The applicant is Justin McCusker of Segerstrom and Sons.

Environmental Determination: The proposed changes to the agreement are consistent with the Segerstrom Home Ranch Environmental Impact Report, SCH No. 2000071050, November 2001, the North Costa Mesa Specific Plan and General Plan. All traffic impacts have been reviewed with the City of Costa Mesa General Plan Environmental Impact Report, SCH No. 2015111053, June 2016.

A certified copy of the full text of Ordinance No. 16-08 is posted and may be read in the City Clerk's Office, 77 Fair Drive, Costa Mesa. The City Council will consider adoption of the proposed ordinance at the regular meeting on **September 20, 2016 at 5:45 p.m.**

Public Comments: Public comments in either oral or written form may be presented during the public hearing. Any written communications, photos, or other material for copying and distribution to the City Council that is 10 pages or less, must be submitted to the City Clerk **NO LATER THAN 3:00 P.M.** on the day of the hearing, **September 6, 2016** and can also be emailed to cityclerk@costamesaca.gov. Please note that records submitted by the public will not be redacted in any way and will be posted online as submitted, including any personal contact information. If the public wishes to submit written communication, photos, or other material for distribution to the City Council at the meeting **AFTER 3:00 p.m.**, 10 copies will need to be provided for distribution. Please note that **NO** copies of written communication will be made **AFTER 3:00 p.m.** Any materials to be displayed on the overhead projector at the Council Meeting must be submitted to the City Clerk **NO LATER THAN 15 MINUTES PRIOR TO THE START OF THE MEETING.** If you should need further assistance, please contact the City Clerk's Office at (714) 754-5225.

The City Council agenda and related documents may also be viewed on the City's website at <http://costamesaca.gov>, 72 hours prior to the public hearing date.

IF THE AFOREMENTIONED ACTION IS CHALLENGED IN COURT, the challenge may be limited to only those issues raised at the public hearing described in the notice, or in written correspondence delivered to the City Council at, or prior to, the public hearing.

Brenda Green, City Clerk, City of Costa Mesa

Published August 27, 2016