

August 17, 2026
Planning Commission
Public Comment

Item 2. Public Comment

Jennifer Scudellari

From: pam [REDACTED]
Sent: Monday, August 17, 2026 1:40 PM
To: PCmember
Subject: Proposal for 8/17/26 Planning Commission Meeting

Good afternoon, esteemed City of Orange Planning Commission!

Please excuse me for using this format. The eComment port for posting a comment this afternoon's meeting was unresponsive. This is the issue at hand:

The current landowners have forced the closure of the skating rink located at 185 N. Wayfield, Orange, 92867. The Holiday Skate Center has served the community as much more than just a place to spend a leisurely afternoon. It has been a priceless benefit to the City of Orange and surrounding areas by hosting the following activities:

- Roller Sport Association's Learn-to-Skate programs and Orange Parks and Recreation classes allowing anyone over the age of three to learn skating basics, set goals, and take pride in their accomplishments.
- Practice time and club affiliation for Olympics-sanctioned artistic, derby, and speed teams, with each representing the City of Orange at local, regional, national, and international competitions.
- Recreational sessions giving both youth and adults, children and parents opportunities for healthy exercise and a venue for creating positive social relationships.
- Private sessions for special-interest groups that provide a safe place for attendees to share joint-interests.
- Birthday parties, not just children's versions, but to celebrate the lives of seventy-, eighty-, and ninety-year-olds as well.
- Celebration of life where attendees gathered to share memories of the time spent at the rink with their loved one.
- Fundraising nights supporting local schools.
- Scouting nights promoting scouts' badge achievement.
- Serving as a filming location for local college students, enabling them to complete cinematography projects.

Holiday Skate Center has been a thriving community center since 1973. We need such an asset in our community. Therefore I am requesting that the City of Orange Planning Commission seriously consider housing another roller skating rink at one of the city's vacant venues.

Thank you for your prompt attention to this matter.

pamela m. kiwerski [REDACTED]
[REDACTED]

Planning Commission

Meeting Time: 08-17-26 17:30

eComments Report

Meetings	Meeting Time	Agenda Items	Comments	Support	Oppose	Neutral
Planning Commission	08-17-26 17:30	7	3	0	1	1

Planning Commission
08-17-26 17:30

Agenda Name	Comments	Support	Oppose	Neutral
2. PUBLIC COMMENTS	1	0	1	0
3.1. Public Hearing to consider an ordinance amending the Orange Municipal Code to replace the content of Chapter 17.17 with new provisions addressing historic and cultural resources and update Chapter 17.08 to establish a new Heritage Commission and associated purview to replace the Design Review Committee, and finding of CEQA exemption.	2	0	0	1

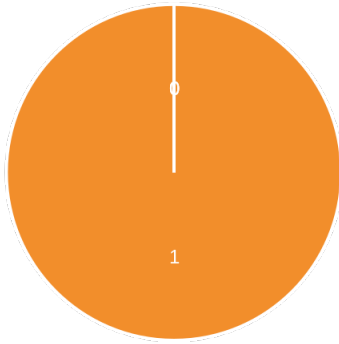
Sentiments for All Agenda Items

The following graphs display sentiments for comments that have location data. Only locations of users who have commented will be shown.

Agenda Item: eComments for 2. PUBLIC COMMENTS

Overall Sentiment

Support (0%) Oppose (100%) Neutral (0%)
No Response (0%)



Guest User

Location:

Submitted At: 3:31pm 08-17-26

SUBJECT: PUBLIC COMMENT: Non-Agenda Opposition to Rezoning at 157 & 175 N. Wayfield St.

Dear Members of the Planning Commission,

As a local businessman who has utilized the Holiday Skate Center for recreation and work consistently since its construction in 1973, I offer a unique, multi-generational perspective on this site.

While we acknowledge the housing shortage and state mandates, destroying an irreplaceable 53-year-old historic landmark for a mere 36 townhomes is disproportionate. Trading a multigenerational community treasure for such minimal housing gains is a poor trade for the City of Orange.

The proposal to rezone 157 and 175 North Wayfield Street is fundamentally flawed and harms local quality of life for the following reasons:

175 North Wayfield

- * Inadequate Footprint: The 175 North Wayfield parcel is boxed in by apartments, a freeway sound wall, and a storage facility, restricting light and airflow. Proposed open space is insufficient.
- * Investor Appeal & Overcrowding: As a real estate professional, I know this undesirable location will attract outside investors rather than families, likely leading to multiple adult tenants per unit and overcrowding.
- * Parking Pressures: Tenants often use garages for storage, and with Wayfield Street restricted to permit parking, there is absolutely no room for vehicle overflow.

157 North Wayfield

- * Safety & Health Liabilities: Cramming 12 units onto the corner of North Wayfield and Chapman Avenue exposes

residents to noise and pollution from a major thoroughfare and freeway off-ramp. This corner will inevitably become a rental pocket that degrades the area.

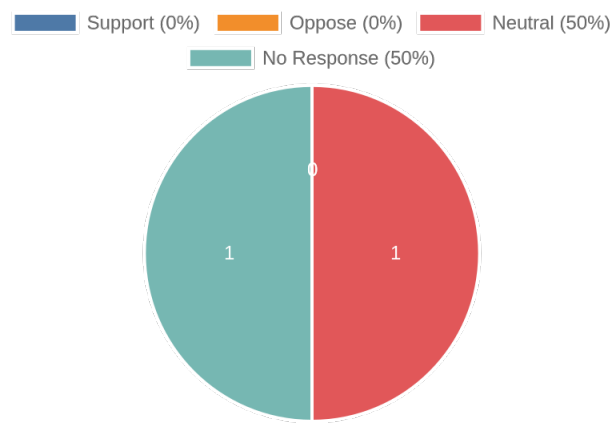
Importantly, there is a valid above-market offer to keep 175 North Wayfield intact under commercial zoning. This allows a community icon to continue serving thousands of residents. It would be unconscionable to sacrifice this treasure for big-money development. The Planning Commission must stand with its constituency.

Sincerely,

Scott Sackin
Local Businessman, Real Estate Professional & Community Advocate

Agenda Item: eComments for 3.1. Public Hearing to consider an ordinance amending the Orange Municipal Code to replace the content of Chapter 17.17 with new provisions addressing historic and cultural resources and update Chapter 17.08 to establish a new Heritage Commission and associated purview to replace the Design Review Committee, and finding of CEQA exemption.

Overall Sentiment



A.J. Ricci

Location:
Submitted At: 5:25pm 08-17-26

I support responsible stewardship of Orange's historic character, particularly in Old Towne and our other designated districts. My concern is narrower: this ordinance, as drafted, applies the 45-year demolition screening trigger citywide to every property in Orange, not just those in Old Towne or an existing historic district. Any property owner anywhere in the city who applies for a demolition permit on a building 45 years or older is automatically referred for a Historic Resources Assessment, prepared by a qualified architectural historian, before that permit can even be deemed complete.

My first concern is cost. The ordinance does not specify who bears the cost of this assessment, what it typically costs, or how long it takes. For a small property owner or a developer trying to redevelop an aging retail or commercial site outside Old Towne, this is an open-ended, unbudgeted expense imposed before they know whether their project will even be affected. If the Commission then finds the property "potentially eligible," the property is added to the Inventory on the spot, and the applicant is now facing a Certificate of Demolition process

that includes up to a 180-day waiting period, mandatory documentation, and a Commission-approved Replacement Plan. That is a significant amount of time and money riding on a single discretionary determination, with no cost estimate provided to the public or to property owners considering redevelopment.

My second concern is that this citywide reach works against the City's own economic development goals. Much of the commercial and residential building stock outside Old Towne that is best positioned for redevelopment and reinvestment — including corridors like Tustin Ave — is now 45 years old or older simply by the passage of time. Applying the same review trigger used to protect Old Towne's designated historic core to ordinary aging buildings citywide, regardless of whether they have any recognized historic or architectural significance, creates a disincentive to invest in exactly the areas where the City says it wants to see new development and reinvestment.

My third concern is the exemption in Section 17.17.121(D). That subsection allows the assessment requirement to be waived only if the area was covered by a City Council–adopted historic resource survey within the last five years, and the property in question wasn't flagged. As written, there is no commitment or funding mechanism in this ordinance to actually conduct these surveys outside Old Towne on a five-year cycle. Without that commitment, property owners outside Old Towne have no reliable path to the exemption, they're left exposed to the case-by-case assessment requirement indefinitely, while areas that do get surveyed gain certainty and lower cost. I'd ask the City to reconsider how broadly the 45-year trigger applies in the first place or extend it to 75 years.

I'd request that the Commission and Council consider narrowing the automatic 45-year screening requirement to properties within already-designated historic districts or on the Inventory/Register, rather than applying it citywide by default, and that any expansion of this requirement be paired with a clear, funded survey program and a published cost estimate for property owners. Thank you for your time.

Guest User

Location:

Submitted At: 5:43am 08-17-26

My name is Christina. I am an Orange homeowner, a deeply invested stakeholder, and importantly, a parent raising my children in this beautiful community. I plead with you to reconsider the 2411 Glassell project proposed by Rexford.

My husband and I both work from home. Our livelihood depends on our ability to speak on the phone and give our absolute, undivided attention to the vulnerable, struggling clients we work with. I don't know about you, but for me, the noise level from the constant truck traffic will makes it impossible to concentrate. You are not just approving a building; you are actively disrupting our ability to earn a living and care for people who need us. Beyond our walls, the damage spreads to our streets. Picture over 800 heavy, diesel trucks rolling up and down Glassell every single day to get to the 91. They will choke our neighborhood with deafening noise and toxic air pollution. Our children will breathe that in. On top of that, these massive trucks will literally tear our roads to pieces. So I have to ask you: who do you propose will pay for those catastrophic street repairs? Is it going to be the community members - the very families who are begging you to say no?

Please, protect our homes, our health, and our peace. Reject this project. Thank you