



Agenda Item

Design Review Committee

Item #: 4.1.

2/7/2024

File #: 24-0087

TO: Chair and Members of the Design Review Committee

THRU: Chad Ortlieb, Principal Planner

FROM: Monique Schwartz, Senior Planner

1. SUBJECT

A proposal to construct 49 small lot homes located at 901 E. Katella Avenue (Design Review No. 5092-22) (Continued from December 6, 2023).

2. SUMMARY

The applicant proposes to redevelop an existing 2.71-acre commercial site with 49, two-and three-story single-family small lot homes (17 paired and 15 detached), open space recreation areas, guest parking, and related site improvements. On December 6, 2023, the Design Review Committee (DRC) continued this project to February 7, 2024, in order to provide the applicant an opportunity to respond to DRC feedback regarding overall site layout, building architecture, privacy, shade and shadow, and landscaping.

3. RECOMMENDED ACTION

Continue to the February 21, 2024, Design Review Committee Regular meeting.

4. BACKGROUND INFORMATION

In response to the comments provided at the December 6, 2023, DRC meeting, the applicant is working with staff to address the feedback. The requested continuance to February 21, 2024, allows the applicant additional time to provide the requested information and revisions on the plans.