



APPLICATION FOR PLANNED UNIT DEVELOPMENT

City of La Habra Planning Department
110 East La Habra Blvd., P.O. Box 337, La Habra Ca 90633-0337
Phone: (562) 905-9724 Fax: (562) 905-9643

Office Use Only
PUD PC-1 22-01
PCM _____

APPLICANT

Property Owner (s) mailing address Name <u>Gregory Jones Trust</u> Address <u>440 W Whittier Blvd</u> <u>La Habra CA 90631</u> Phone: Home <u>(562) 719 2671207</u> Work <u>(562) 697 3333x2</u> Fax () _____ E-mail <u>greg@jonesre.net</u>	Person to be contacted other than the property owner Name <u>John Lee</u> Address <u>5126 FLORENDA AVE</u> <u>Tempe City CA 91780</u> Phone <u>(626) 233-8496</u> Fax: () _____ E-mail <u>Johnlee@gmail.com</u> Affiliation _____
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INFORMATION

Location of Property 731 IMPERIAL BLVD

Legal Description of Property _____ Tract No. _____ Lot No. _____ or Attached () _____

Assessors Parcel Number _____

Present Use VACANT Present Zoning PC-I

REQUEST

State what is intended to be done with the property, including _____

Size of parcel 0.48 AC Density per Acre N/A

Number of Buildings 1 Number of Units (by type) 1

PROPERTY OWNERS AFFIDAVIT

STATE OF CALIFORNIA)
 COUNTY OF ORANGE) ss.
 CITY OF LA HABRA)

I, (We) Greg Jones, being duly sworn, depose and say that I am (we are) the owner (s)* of the property involved in this petition and that the statements and answers herein contained and the information herewith submitted are in all respects true and correct to the best of my (our) knowledge and belief and that I (we) have the intention to proceed with the actual construction work in accordance with these plans within twelve (12) months from the date of granting of the Planned Unit Development Permit and understand that this Planned Unit Development Permit if granted, becomes null and void if I (we) do not proceed with the actual construction work in accordance with these plans within twelve (12) months from the granting of this Planned Unit Development Permit.

SIGNED _____

SIGNED _____

Subscribed and sworn to before me this 31st day of January 2022

Kelly R. Vasquez
 Notary Public in and for said County and State

*Power of attorney must accompany affidavit if signed by other than the actual owner of record.

OVER

Please Type or Print

The City Planning Commission and City Council are required to make a "Finding of Fact", based upon the following findings and answers and such other evidence as may be established at a public hearing. Granting of the request is dependent upon proof that all four conditions have been met. In your explanation of proposal in the space below or on an attached sheet, please respond to these findings.

REQUIRED FINDINGS

- A. That the granting of such Planned Unit Development Permit will not be detrimental to the public welfare or injurious to the property or improvements in such vicinity in which the property is located.
- B. That the granting of the Planned Unit Development Permit will not adversely affect the Comprehensive General Plan.
- C. That no deed restrictions or easements prohibit the proper use of the Planned Unit Development Permit in question.
- D. That the standards of the development applicable to the Planned Unit Development are subject to all of the standards of the appropriate zone which would permit the requested land use.

EXPLANATION OF PROPOSAL

SEE PL-I MASTER PLAN

NOTICE

Approval of your plot plan and specifications are subject to all conditions and requirements which may be imposed by the City of La Habra Planning Commission and City Council.
 The approval of your plans and specifications SHALL NOT be held to permit or approve any omission or deviation from, or any violation of the provisions of any city codes or ordinances or state laws, except for the above specifically approved conditions of the Planned Unit Development Permit for this parcel.

FOR OFFICE USE ONLY

Application and Fee Received By bf Date 3.9.22

Amount \$ 9,336.00