



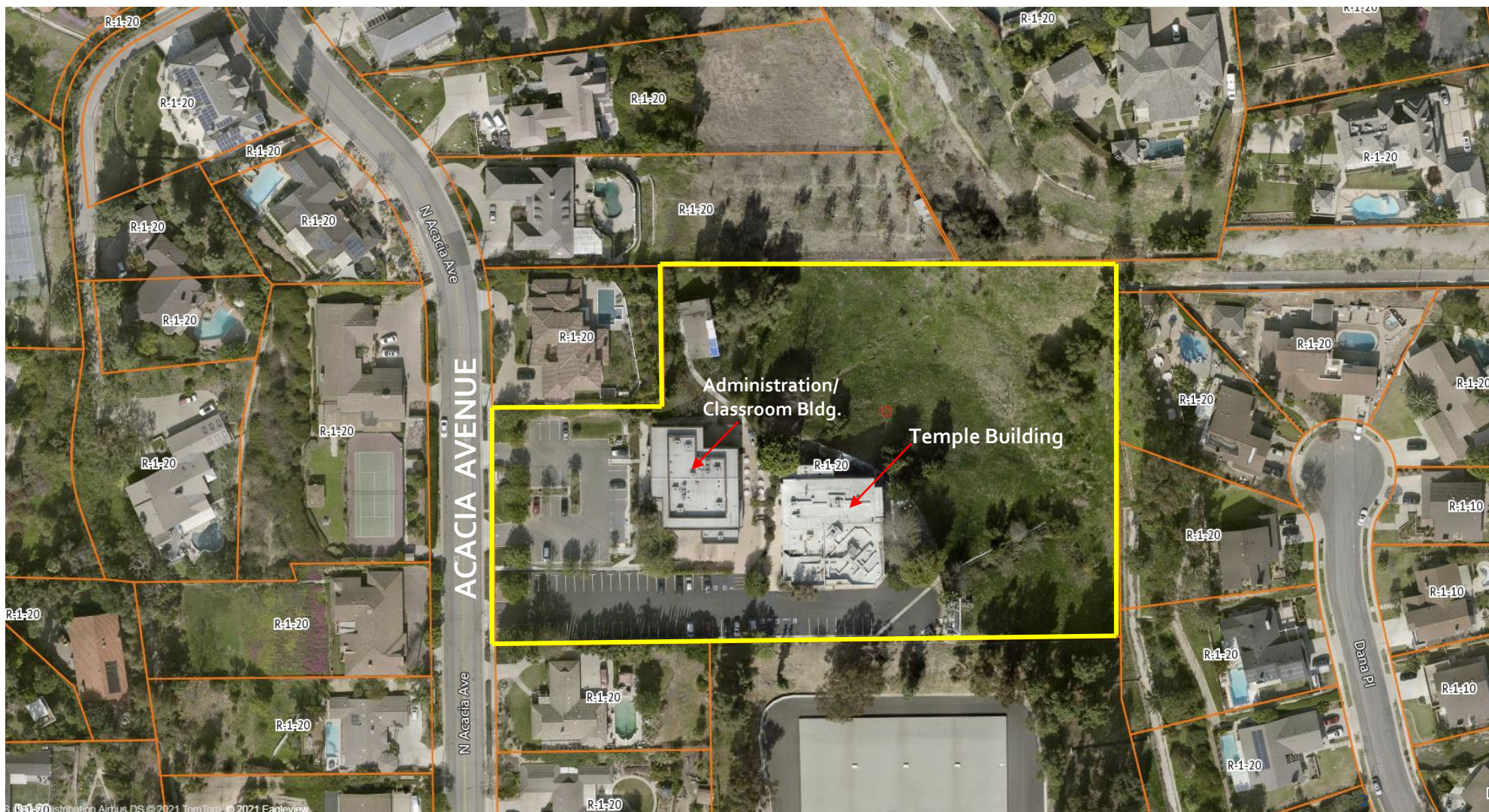
# **ZON-2020-0067 / ZON-2021-0061**

**Appeal of Denial of Conditional Use Permit Modification**

**1600 North Acacia Avenue**



# Project Location





# Background

- 1971 – Temple moved to the site
- 1979 – CUP – 421
- 2005 – CUP modification 421A
- 2008 – CUP modification 421B
- 2020 – CUP modification ZON-2020-0067





## Current Request

- Appeal of the Planning Commission's Denial
  - Modify existing CUP to expand the private school use
  - Existing CUP includes approval of a religious institution with private school and child-care center as ancillary uses
  - Adds weekday private school for 15 children & 20 staff for which there is adequate on-site parking



# Authorization

- Fullerton Municipal Code (FMC) Section 15.17.020.C allows that Community and Economic Development Director can determine any activity not specifically listed in the permitted uses table to be consistent with a listed permitted use if consistent with zone's purpose; a private school is permissible with CUP
- Sage provides services to address the individualized needs of children eligible for special education which could be considered consistent with a private school
- FMC 15.55.030.D regulates the private school use
- FMC Section 15.70.060.D authorizes the City Council to review and act on a CUP request



# Existing and Proposed Schedules

## Schedule of Operations per CUP-421A/B

Use (Land Use):	Religious School (Private School)		Preschool (Child-Care Center)	Services (Religious Institution)
Location:	Admin. Bldg. 1st & 2nd floor		Temple Building	Temple Building
Monday	4:30 PM -7 PM 50 children 13 staff		7 AM - 6 PM 30 Children 6 staff	
Tuesday			7 AM - 6 PM 30 Children 6 staff	
Wednesday	4:30 PM -8 PM 60 children 13 staff		7 AM - 6 PM 30 Children 6 staff	6:30 - 8 PM 42 Persons (Choir)
Thursday			7 AM - 6 PM 30 Children 6 staff	
Friday			7 AM - 6 PM 30 Children 6 staff	6 PM - 9:30 PM 50-200 persons
Saturday	9:00 AM -12 PM 105 children 13 staff			10 AM - 12 PM 20-150 persons
Sunday				9 AM - 12 PM 20-150 persons

## Schedule of Operations per ZON-2020-0067 / ZON-2021-0061 (*changes in italics*)

Use (Land Use):	Religious School (Private School)	Sage (Private School)	Preschool (Child-Care Center)	Services (Religious Institution)
Location:	Admin. Bldg. 1st floor	Admin Bldg. 2nd floor	Temple Building	Temple Building
Monday	4:30 PM -7 PM 32 children 4 staff	8 AM -6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	
Tuesday		8 AM -6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	
Wednesday	4:30 PM -7 PM 32 children 4 staff	8 AM -6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	6:30 - 8 PM 25 Persons (Choir)
Thursday		8 AM -6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	
Friday		8 AM -6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	6 PM - 9:30 PM 50-200 persons
Saturday	9:00 AM -12 PM 105 children 13 staff			10 AM - 12 PM 20-150 persons
Sunday				9 AM - 12 PM 20-150 persons*

\* Retaining approval although currently no Sunday usage.



# Parking

21 Spaces

Schedule of Operations per ZON-2020-0067 / ZON-2021-0061 (*changes in italics*) 8 Spaces

80 Spaces

Use (Land Use):	Religious School (Private School)	Sage (Private School)	Preschool (Child-Care Center)	Services (Religious Institution)
Location:	Admin. Bldg. 1st floor	Admin Bldg. 2nd floor	Temple Building	Temple Building
Monday	4:30 PM - 7 PM 32 children 4 staff	8 AM - 6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	
Tuesday	6 Spaces	8 AM - 6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	
Wednesday	4:30 PM - 7 PM 32 children 4 staff	8 AM - 6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	6:30 - 8 PM 25 Persons (Choir)
Thursday		8 AM - 6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	
Friday		8 AM - 6 PM 15 children 20 staff	7 AM - 6 PM 30 Children 6 staff	6 PM - 9:30 PM 50-200 persons
Saturday	9:00 AM - 12 PM 105 children 13 staff			10 AM - 12 PM 20-150 persons
Sunday				9 AM - 12 PM 20-150 persons*

\* Retaining approval although currently no Sunday usage.

Maximum weekday concurrent demand for 35 of available 85 spaces



## Recommended Action

- Adopt Resolution No. CC-2021-XX approving the appeal and granting the CUP modification, as conditioned and pursuant to facts and findings therein
- Find the project Categorically Exempt from CEQA per Section 15301, Existing Facilities





## Public Hearing Item

**ZON-2020-0067 / ZON-2021-0061**

**Appeal of Denial of Conditional Use Permit Modification:  
1600 North Acacia Avenue**