

UNCLASSIFIED USE PERMIT NO. U.U.P.-101-66

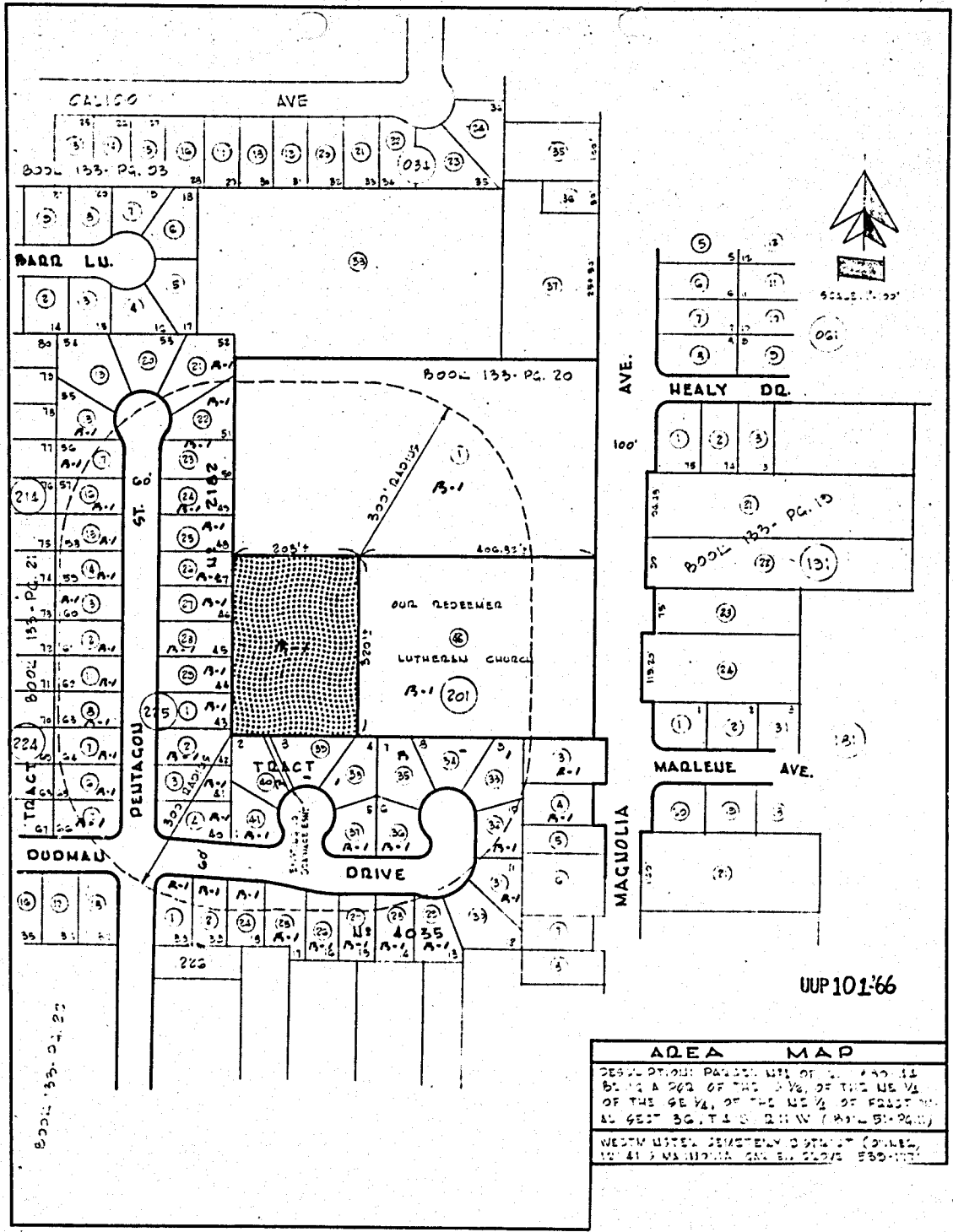
STAFF REPORT
MARCH 10, 1966

I. GENERAL OBSERVATIONS:

1. Subject case was initiated by Westminster Cemetery District No. 3, as applicant.
2. The applicant requests approval of an unclassified use permit for the extension of an existing cemetery on property zoned R-1 and located on the west side of Magnolia Street between approximately 456 feet and 659 feet westerly from the centerline of Magnolia Street and extending in depth between approximately 213 feet and 633 feet northerly from the centerline of Dudman Drive.
3. The subject property is presently zoned R-1 and is not improved.
4. Existing land use and zoning of property in the vicinity of the subject property is as follows:
 - a. North: Zoned R-1 and is improved with a cemetery.
 - b. South: Zoned R-1 and is improved with single-family dwellings.
 - c. East: Zoned R-1 and is improved with a church complex.
 - d. West: Zoned R-1 and is improved with single-family dwellings.
5. Past cases affecting the subject property include:
 - a. CUP-113-60 approved the establishment of Our Redeemer Lutheran Church on the parcel adjoining the subject parcel.
 - b. LS-101-65 approved a lot split establishing this subject parcel separate from the adjoining parcel to the east.
 - c. V-115-60. The Planning Commission denied and the City Council approved a variance to the required front yard setback for the Lutheran Church to allow parking in a portion of said yard. This was finally approved on March 21, 1961.
6. The applicant states the reason for the request is, "To extend and enlarge the existing Westminster Cemetery in a manner which would be

compatible and harmonious with the adjacent properties and which would not be in conflict with any proposed plans for this area."

7. There are no General Plan implications attendant to this case.



AREA MAP
 DESCRIBED PARCELS ARE OF THE 1/4 SEC. 14 & 15
 BEING A PORTION OF THE 1/8 AC. OF THE NE 1/4
 OF THE 9E 1/4, OF THE NE 1/4 OF FRST 1/4
 AL. SECT 30, T 1 S 21 N W (RANGE 51 - 24 N)
 WEST 10TH SEVENTH DISTRICT (COUNTY,
 10 41 S MAGNOLIA AND HEALY STREETS

UUP 101:66

RESOLUTION NO. 1973

A RESOLUTION OF THE PLANNING COMMISSION
OF THE CITY OF GARDEN GROVE APPROVING
UNCLASSIFIED USE PERMIT NO. U.U.P.-101-66.

WHEREAS, in the matter of Unclassified Use Permit No. U.U.P.-101-66, the Planning Commission of the City of Garden Grove does report as follows:

1. Subject case was initiated by Westminster Cemetery District No. 3, as applicant.
2. The applicant requests approval of an unclassified use permit for the extension of an existing cemetery on property zoned R-1 and located on the west side of Magnolia Street between approximately 456 feet and 659 feet westerly from the centerline of Magnolia Street and extending in depth between approximately 213 feet and 633 feet northerly from the centerline of Dudman Drive.
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 - c. East: Zoned R-1 and is improved with a church complex.
 - d. West: Zoned R-1 and is improved with single-family dwellings.
5. Past cases affecting the subject property include:
 - a. C.U.P.-113-60 approved the establishment of Our Redeemer Lutheran Church on the parcel adjoining the subject parcel.
 - b. L.S.-101-65 approved a lot split establishing this subject parcel separate from the adjoining parcel to the east.
 - c. V-115-60. The Planning Commission denied and the City Council approved a variance to the required front yard setback for the Lutheran Church to allow parking in a portion of said yard. This was finally approved on March 21, 1961.
6. The applicant states the reason for the request is, "To extend and enlarge the existing Westminster Cemetery in a manner which would be compatible and harmonious with the adjacent properties and which would not be in conflict with any proposed plans for this area."

WHEREAS, the Planning Commission findings are as follows:

1. Subject unclassified use permit possesses characteristics justifying the request for adoption.
2. In order to fulfill the purpose and intent of the Municipal Code and thereby promote the public health, safety, and welfare, the following condition of approval shall apply:
 - a. A six foot block wall shall be constructed on the south and west boundaries of the subject property.
3. Minor changes in the unclassified use permit shall be approved by the Planning Director. If other than minor changes are made in the proposed development, a new unclassified use permit application shall be filed which reflects the revisions made.

NOW THEREFORE BE IT RESOLVED, that the Planning Commission of the City of Garden Grove does hereby approve U.U.P.-101-66.

ADOPTED AND APPROVED this 10th day of March, 1966.

... /s/... J. R. WILDE
..... CHAIRMAN

I HEREBY CERTIFY that the foregoing resolution was duly adopted at a regular meeting of the Planning Commission of the City of Garden Grove which was held on March 10, 1966, and carried by the following vote, to wit:

AYES: COMMISSIONERS: FOSHEE, FURR, MOWUS, WILDE, WOOLLEY
NOES: COMMISSIONERS: NONE
ABSENT: COMMISSIONERS: BAIR, MERCADO

... /s/... CLINE F. MARTIN
..... SECRETARY