

Community Development Department Major Projects List

As of May 2022

Project Name	Application Number	Applicant	Location	Description	Project Status	Number Proposed Dwelling Units/Square Footage
ETCO Homes	VTTM 17784 CUP 2017-01 DR 2017-01	ETCO Homes. - George Peterson, gpeterson@project dimensions.com	Southeast Corner of Mariposa and Lakeview	Senior Housing Development with 82 units of independent living, 76 beds of assisted living and 82 beds of memory care	Approved by Planning Commission at July 25, 2018 Planning Commission meeting. Grading of the site and abandonment of the oil wells have started. The project is delayed presently due to need to re-abandon one of the four wells on the site.	Senior housing, including assisted living and memory care
Town Center/Zelman Retail Center	ZC 2013-01, CUP 2013-29, DR 2013-18, TPM 2013-xxx	Zelman Retail Partners - Brett Foy - 213-533- 8119	East of Main St, South of Lemon Dr, West of Lakeview, North of Yorba Linda Blvd	± 160 K s.f. of retail/restaurant/entertainment center. Implementing a portion of TC Specific Plan adopted in July 2011.	Nearly all tenant spaces have opened for business. Pancake House building has been demolished and the owners are attempting to find a new tenant.	± 125K s.f.
The Church in Yorba Linda	CUP 2017-42 DR 2017-09	The Church in Yorba Linda	Northeast Corner of Imperial Hwy and Los Angeles St	Development of new church campus on vacant commercial property (former "Brewster property") located at the intersection of Imperial Highway and Los Angeles Street	Approved by the Planning Commission on May 12, 2021, there is no timetable for start of construction.	Two-story facility approximately 11,000 square feet in size with a dining hall, primary meeting hall and religious educational classrooms. The facility would also include a caretakers unit and a parking structure.
West Bastanchury Site		City of Yorba Linda	North of Bastanchury Rd, West of Eureka Ave and East of Casa Loma Ave	The property known as the West Bastanchury Site is located on the north-west side of town and is the last large piece of City- owned and undeveloped property left in the City. The Property consists of a total of +/- 40acres. It fronts on Bastanchury to the south and Lakeview Avenue to the north. The City obtained and purchased portions of the Property in pursuit of future public and/or private use.	Tentative Tract Map 18123 approved by the Planning Commission on April 11, 2018. Site cleanup has been completed and signed off by OC Health. Shea Homes has purchased the property and anticipates construction to start by November 2021. Planning Commission approved a revised Tentative Tract Map in May 2021. Grading is currently taking place. Tract 18123 is in plan check for one retaining wall and three homes. Construction of model homes has commenced as of February 2022.	23 single family homes
Altrudy Site	CUP 2019-11 DR 2019-07 Lot Line Adjustment 2019-01	C&C Development	East of Lakeview Ave, North of Altrudy Ln	Affordable senior multi-family development of up to 48 units	The project was approved by the Planning Commission on June 12, 2019. Grading permits were issued on June 19, 2020 with building permits issued on June 29, 2020. The site has been cleared. Grading is complete. Construction nearly complete and temporary occupancy has been issued.	48 affordable multi-family dwelling units
Sioson Site	DR 2018-02 VAR 2019-02 CUP 2019-10 CUP 2019-40	Jessie Sioson	West of Lakeview Ave (immediately south of Regal Theater)	Construction of an 11,200 sq ft multi-story building at 4901 Lakeview Avenue	Application approved by the Planning Commission on August 28, 2019. Applicant is reconsidering their strategy based on COVID-19; however, a one-year time extension was approved by the Planning Commission through August 28, 2022.	NA
Maserati Dealership	CUP 2019-37 DR 2019-13		North of Oakcrest Cir (west of Ayres Hotel in Yorba Linda)	Construction of Maserati 25,000 sq ft dealership at 22633 Oakcrest Cir	The project was approved by the Planning Commission on September 11, 2019. Construction is nearly complete and final occupancy should be issued within the next 30 days. The site is open for business under a Temporary Certificate of Occupancy.	NA

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	Clyde's Hot Chicken	CUP 2020-16 DR 2020-05	Hart Fast Food Inc.	Northwest corner of Arroyo Ave and School Street	Construction of new 4,800 SF restaurant on vacant City-owned parcel west of parking structure	A purchase and sale agreement has been approved by the City Council. Planning Commission approved DR and CUP July 15, 2020. Grading Permit Issued, site grading commenced 4/14/2021. Foundations and vertical construction presently is underway.	NA
	Housing Element	GPA 2020-01	City of Yorba Linda	Citywide	Update of the City's Housing Element in the General Plan	The State of California approved the City's Housing Element on April 8, 2022. The City will be moving forward with its implementation programs as outlined in the Housing Element. See https://www.ylhousingelementupdate.com/ for latest info on the housing element.	NA