



## MINUTES

### CITY COUNCIL SPECIAL MEETING

**May 11, 2021**  
**City Council Chamber**  
One Civic Center Plaza  
Irvine, CA 92606

#### CALL TO ORDER

The special meeting of the Irvine City Council was called to order at 2:42 p.m. on May 11, 2021, in the City Council Chamber, Irvine Civic Center, One Civic Center Plaza, Irvine, California; Mayor Khan presiding.

#### ROLL CALL

|          |   |                |                |
|----------|---|----------------|----------------|
| Present: | 5 | Councilmember: | Larry Agran*   |
|          |   | Councilmember: | Mike Carroll   |
|          |   | Councilmember: | Anthony Kuo    |
|          |   | Vice Mayor:    | Tammy Kim      |
|          |   | Mayor:         | Farrah N. Khan |

\*Via teleconference

Mayor Khan announced that the meeting was broadcast live on Cox Communications Local Access Channel 30 and AT&T U-Verse Channel 99, and livestreamed online at [cityofirvine.org](http://cityofirvine.org); and that in an effort to protect public health and prevent the spread of COVID-19, members of the public had the ability to provide live comments on agenda items using Zoom. Mayor Khan also assured the community that the City of Irvine was adhering to the Governor's Executive Order in the Council Chamber and throughout City Hall by sanitizing surfaces and equipment, as well as wearing face masks.

In addition, Carl Petersen, City Clerk, provided instructions on how to submit live comments via Zoom and noted that the e-comment feature had been extended for all agenda items, which allowed members of the public the ability to submit e-comments on all agenda items, and would be included as part of the official record and uploaded to the City's website.

**1. SCOPING SESSION**

**1.1 SCOPING SESSION FOR GENERAL PLAN AMENDMENTS IN PLANNING AREA 39 (LOS OLIVOS) AND PLANNING AREA 40 (CYPRESS VILLAGE) FILED BY IRVINE COMPANY**

Stephanie Frady, Senior Planner, and Stacy Tran, Senior Planner, presented the staff report and responded to questions. Sun-Sun Murillo, Project Development Administrator, also responded to questions.

Jeff Davis, Irvine Company, provided a brief summary related to the general plan amendments, and also responded to questions.

City Council discussion included: suggesting an updated affordable housing program noting availability and future opportunities; questioned why the general plan amendments proposed rezoning commercial/retail to residential; inquired about retail opportunities near the Great Park; reiterated the City's requirement to comply with the Regional Housing Needs Assessment (RHNA); inquired about the number of affordable housing units included in the proposed amendments; reiterated the need for additional retail in the two planning areas; suggested consideration of mixed-use opportunities and other affordable for-sale opportunities; clarified the purpose of a scoping session; inquired about ingress and egress at Sand Canyon and Great Park Boulevard, and suggested fewer curb cuts; suggested limiting traffic signals to avoid traffic delays; inquired about child-care facilities; questioned school designations; inquired about the distinction between ancillary and auxiliary retail; questioned the difference in traffic impacts based on residential and retail developments; inquired about the history of the zoning for the planning areas; inquired about the proposed realignment of Marine Way; and suggested that the project include Class One bicycle lanes that would allow students the ability to safely bike to school.

Nam Hye Kim, on behalf of Assemblymember Steven Choi, spoke in support of additional retail opportunities.

**ACTION: Moved by Mayor Khan, seconded by Councilmember Kuo, and unanimously carried to:**

Direct staff to work with the Irvine Company over the next 6-12 months to develop an Affordable Housing Plan that will evaluate and address the full range of options and needs of the community, including extensions of affordable units; and new affordable opportunities, including those for sale, among others, that develop from these conversations.

**ACTION: Moved by Councilmember Kuo, seconded by Councilmember Carroll, and unanimously carried to:**

Authorize staff to proceed with two General Plan Amendment applications.

**2. CLOSED SESSION**

City Attorney Melching announced the Closed Session items, noting that the threat of litigation letter that relates to Closed Session Item No. 2.1 was attached to the prior agenda the last time the City Council discussed this item, and also noted that he would be recusing himself from discussion on Closed Session Item No. 2.3 due to a conflict of interest.

- 2.1 CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION: Significant Exposure to Litigation (Gov. Code Section 54956.9(d)(2) or (3)): One Case (Accessory Dwelling Units)**
- 2.2 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION: Significant Exposure to Litigation (Gov. Code Section 54956.9(d)(2) or (3)): One Case**
- 2.3 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION: Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Government Code Section 54956.9: One case (Code Enforcement Matter)**
- 2.4 CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION - Pursuant to Government Code Section 54956.9(d)(1) — County of Orange v. City of Irvine, Sacramento Superior Court Case No. 34-2018- 00232248, consolidated and/or related with Case No. 34-2018-80002879, Case No. 34-2018-80002878, Case No. 34-2018-80002883, Case No. 34-2019-80003156, Case. No. 34-2019-80003154, and Case No. 34-2019-80003157 (County 100 Acre and West Alton Parcels Lawsuits)**

There were no public comments.

**RECESS**

Mayor Khan recessed the City Council meeting to Closed Session at 3:37 p.m.

**RECONVENE TO THE CITY COUNCIL MEETING**

Mayor Khan reconvened the City Council meeting at 5:08 p.m. City Attorney Melching, on behalf of the City Council, announced that no reportable action was taken in Closed Session.

**ADJOURNMENT**

**Moved by Councilmember Carroll, seconded by Vice Mayor Kim, and unanimously carried to adjourn the special City Council meeting at 5:09 p.m.**



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CITY CLERK OF THE CITY OF IRVINE



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MAYOR OF THE CITY OF IRVINE

\_\_\_\_\_  
June 8, 2021