

**AGENDA**

**REGULAR MEETING  
FONTANA CITY PLANNING COMMISSION**

**May 2, 2006**

**CITY COUNCIL CHAMBERS  
FONTANA CITY HALL, 8353 SIERRA AVENUE**

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**A. ORGANIZATION**

- 1. CALL TO ORDER: 5:00 P.M.**
- 2. PLEDGE OF ALLEGIANCE:**
- 3. INVOCATION:**
- 4. ROLL CALL: Chairperson Lee, Commissioners Clark, Galasso, Meyer and Slowik**
- 5. APPROVAL OF MINUTES: April 12, 2006  
April 18, 2006**
- 6. NOTICE OF ADJOURNMENT POLICY:** In accordance with the Rules and Regulations of the Planning Commission, the meeting is scheduled to adjourn by 10:00 p.m.

Any item that is not heard at the given meeting will be automatically continued to the next regular or special meeting as appropriate.

**B. PUBLIC FORUM:**

This opportunity is provided for persons in the audience to make a brief statement on issues or concerns not covered on the agenda.

Anyone wishing to speak to the Planning Commission on items that are not listed on the agenda must fill out a card, which can be found at the end of either podium, and hand it to the Secretary. You will be called to speak under "PUBLIC FORUM".

Under the provisions of the California Government Code, the Planning Commission is prohibited by law from discussing or taking immediate action on oral requests. Commission Rules and Regulations limit individual comments to no more than five (5) minutes in length, and subject to a maximum of 45 minutes for the Public Forum portion at the beginning of the meeting.

**C. CONSENT CALENDAR: None**

NOTICE TO PUBLIC: All matters listed under CONSENT CALENDAR are considered by staff to be non-controversial and will be enacted by one motion in the form listed below. There will be no separate discussion on these items prior to the time the Planning Commission votes on them unless a member of the Planning Commission, staff or public requests that a specific item be discussed or removed from the Consent Calendar for separate action.

**D. AGENDA INFORMATION:**

1. **Upcoming Cases Scheduled for City Council:** An update of future City Council Agenda items for the May 9, 2006, and May 23, 2006, and June 13, 2006 meetings for the Planning Commission's information. An update of future Planning Commission items for the May 16, 2006, and June 6, 2006, meetings for the Planning Commission's information.

**Project Planner: Don Williams, AICP**

**E. PUBLIC HEARINGS:**

NOTICE TO PUBLIC: To speak on Public Hearing Items, fill out a card at the microphone stand indicating **favor** or **opposition** and give it to the Planning Commission Secretary. Each person will be allowed 5 minutes to address the Planning Commission.

If you challenge in court any action taken concerning a Public Hearing item, you may be limited to raising only those issues you or someone else raised at the Public Hearing described in this notice or in written correspondence delivered to the City at, or prior to, the Public Hearing. A decision by the Planning Commission may be appealed to the City Council. An appeal must be filed with the Planning Division upon forms provided by the city within ten (10) calendar days after the hearing at which the decision is made.

**All Public Hearings will be conducted following this format:**

- |   |                       |
|---|-----------------------|
| (a) hearing opened  | (e) oral – favor      |
| (b) written communication                                   | (f) oral – opposition |
| (c) commission staff/comments                               | (g) hearing-closed    |
| (d) applicant comments (Applicant not limited to 5 minutes) |                       |

1. **2006/2007 – 2012/2013 Capital Improvements Program (CIP):** Filed by the City of Fontana to request a presentation on the Preliminary 2006/2007-2012/2013 Capital Improvement Program (CIP). Located citywide.

**Project Planner: James R. Riley**

2. **Tentative Parcel Map No. 16567/Administrative Site Plan No. 02-023 (Continued from 4-18-06):** Filed by Mr. Doug Andresen to request a tentative parcel map to merge three of the four lots creating a commercial lot of approximately 1.1 adjusted gross acres and transfer the ownership of the remainder of the property to the adjacent property to the south creating a lot of approximately 0.2 adjusted gross acres, and an administrative site plan to construct two commercial buildings totaling 9,796 square feet. The project site is an irregularly-shaped property consisting of four parcels (APNs 0193-051-01, -28, -47, and -48) of approximately 1.3 adjusted gross acres and is located on the southwest corner of the intersection of Merrill Avenue and Date Street and having a frontage of approximately 379 feet on the south side of Merrill Avenue and a frontage of approximately 149 feet on the west side of Date Street.  
**Project Planner: Jon S. Dille**
  
3. **Design Review No. 05-062/Conditional Use Permit No. 05-047:** Filed by Nadel Architects, Inc., to request a design review for the construction of an approximate 15,780 square foot retail building (Longs Drugs) and a Conditional Use Permit for a “Type 21” ABC License, for the off-site sale of beer and wine within the proposed retail building. The project is located at 15080 Summit Avenue in the Summit Heights Gateway Shopping Center.  
**Project Planner: DiTanyon Johnson**
  
4. **Conditional Use Permit No. 06-004:** Filed by Bimco In. (Red Brick Pizza), to request a Conditional Use Permit for a new Alcohol Beverage Control (ABC) license, Type 41 (On-Sale Beer and Wine for a Bona Fide Public Eating Place). The project site is a rectangularly-shaped property consisting of one parcel (APN: 0194-381-42) located at 11201 Sierra Avenue, southeast of Underwood Drive and Sierra Avenue in the Sierra Crossroads Shopping Center and having a frontage of approximately 31 feet on Sierra Avenue and having a depth of 65 feet.  
**Project Planner: Paul Gonzales**
  
5. **Design Review Sign No. 06-028:** Filed by Ray Bragg, Redevelopment and Special Projects Director, City of Fontana, to request approval and creation of two wall murals as part of the City’s mural program: 1) 252 square foot eight-panel mural at 8585 Sierra Avenue; 2) 375 square foot unit at 8462 Sierra Avenue. The project is located at 8462 Sierra Avenue (northeast corner of Valencia Avenue and Sierra Avenue) and 8585 Sierra Avenue (mid-block between Arrow Avenue and Spring Street on the west side of Sierra Avenue).  
**Project Planner: Shannon J. Casey, AICP**
  
6. **Tentative Tract Map No. 17535/Design Review No. 05-023:** Filed by Mike Ho, Hunttec Development to request a Tentative Tract Map for a one-lot Condominium Airspace Map to develop 23 condominium units. Design Review No. 05-023 is a request to develop 23 condominium units on approximately 2.0 acres in the C-2 with Boulevard Overlay (General Commercial with Boulevard Overlay) zoning district.  
**Project Planner: Shannon J. Casey, AICP**

**F. OTHER COMMISSION BUSINESS:**

**G. STAFF REPORTS:** None

**H. DIRECTOR REPORT:**

**I. COMMISSION REMARKS:**

**J. PUBLIC FORUM CONTINUED:** (Public comment time in excess of the 45 minute maximum allocated per Section B.)

**K. ADJOURNMENT:**

**Adjourn to May 16, 2006 at 5:00 p.m., in the City Council Chambers.**