

AGENDA

**REGULAR MEETING
FONTANA CITY PLANNING COMMISSION**

March 5, 2007

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

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A. ORGANIZATION

- 1. CALL TO ORDER: 6:00 P.M.**
- 2. PLEDGE OF ALLEGIANCE:**
- 3. INVOCATION:**
- 4. ROLL CALL: Chairperson Lee, Commissioners Clark, Galasso, Meyer and Slowik**
- 5. APPROVAL OF MINUTES: February 20, 2007**
- 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 March 13, 2007, and, March 27, 2007, meetings for the Planning Commission's information. An update of future Planning Commission items for the March 20, 2007, meeting 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. **Conditional Use Permit No. 06-027:** Filed by Beth Aboulafia, Hinman and Carmichael LLP, to request review and approval of a new Conditional Use Permit to operate a new Alcoholic Beverage Control (ABC) Type 20 (Off-Sale Beer and Wine) License within an existing Target store of approximately 112,500 square feet. Located at 16964 Slover Avenue (APN 0254-221-53). **Staff requests** that the Planning Commission continue the public hearing for Conditional Use Permit No. 06-027 to the April 3, 2007, Planning Commission meeting.
Project Planner: Arely Monarez

2. **Conditional Use Permit No. 06-028:** Filed by Silvia Lucas Magana to request a new CUP for an existing Alcohol Beverage Control (ABC) license, Type 41 (On-Sale Beer and Wine for a Bona Fide Public Eating Place). The project site is an irregularly-shaped property consisting of one parcel (APN:0194-342-16) located at 9731 Sierra Avenue, southeast of Sierra Avenue and San Bernardino Avenue in an existing shopping center and having a frontage of 25 feet and having a depth of 60 feet.

Project Planner: Paul Gonzales

3. **Design Review No. 06-038:** Filed by Mr. Mario DeDios, HomeQuest, LLC, to request a design review for the site plan and architectural detail for seven new single-family dwellings. The project site is an irregularly-shaped property consisting of one parcel (APN: 0193-181-54) of approximately 1.8 adjusted gross acres and is located approximately 945 feet south of the southwest corner of the intersection of Randall Avenue and Oleander Avenue, and having a frontage of approximately 265 feet on the west side of Oleander Avenue, and a depth of approximately 325 feet.

Project Planner: Stephanie Liu

F. OTHER COMMISSION BUSINESS:

1. **2007 Elections of Chairperson, Vice-Chairperson and Secretary:**
Project Planner: Don Williams, AICP

G. STAFF REPORTS:

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: