

AGENDA

**REGULAR MEETING
FONTANA CITY PLANNING COMMISSION**

October 16, 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:**
- 3a. SWEARING IN OF NEW PLANNING COMMISSIONER
BY CITY CLERK:**
- 4. ROLL CALL: Chairperson Lee, Commissioners Galasso,
Meyer, Slowik and Young**
- 5. APPROVAL OF MINUTES: October 2, 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:

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 October 23, 2007, and November 13, 2007, meetings for the Planning Commission's information. An update of future Planning Commission items for the November 6, 2007, and November 20, 2007, 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
- (b) written communication
- (c) commission staff/comments
- (d) applicant comments (Applicant not limited to 5 minutes)
- (e) oral – favor
- (f) oral – opposition
- (g) hearing-closed

1. **Tentative Tract Map No. 17784:** Filed by Mr. Martin Anaya to request to subdivide a parcel of approximately 2.0 adjusted gross acres into eight lots for the purpose of single-family residential development. The lots range in size from 6,012 square feet to 10,028 square feet. The project site is a rectangularly-shaped property consisting of one parcel (APN 0235-121-19) of approximately 2.0 adjusted gross acres and is located at 15661 San Bernardino Avenue, which is approximately 114 feet west of the southwest corner of the intersection of San Bernardino Avenue and Poplar Avenue and having a frontage of approximately 185 feet on the south side of San Bernardino Avenue with a depth of approximately 498 feet.
Project Planner: Jon S. Dille

2. **Tentative Parcel Map No. 18561/Variance No. 07-02 and Administrative Site Plan No. 07-011:** Filed by Oxford Land Development, LLC to request to subdivide approximately 4.7 acres into nineteen (19) industrial condominiums, thus creating individual units for sale that will have separate legal descriptions, including an Administrative Site Plan request for the site and architectural review of the industrial condos, along with a Variance request to reduce the required side yard setback from five feet to zero feet. The project site is a rectangularly-shaped property consisting of one parcel (APN: 0237-191-04) of approximately 4.7 gross acres and is located approximately 650 feet south of the intersection of Santa Ana Avenue and Citrus Avenue with a frontage of approximately 320 feet on the west side of Citrus Avenue and a depth of 620 feet east of Citrus Avenue.
Project Planner: DiTanyon Johnson

F. OTHER COMMISSION BUSINESS:

1. **Presentation on the Downtown Façade Program:**
Project Planner: Ray Bragg
2. **Cancel regularly scheduled Planning Commission meeting of January 1, 2008.**

G. STAFF REPORTS:

H. DIRECTOR REPORT:

1. **League of California Cities:** Planner's Institute on March 26, 2007 to March 28, 2007 in Sacramento:
Project Planner: Don Williams, AICP

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 November 1, 2007, for a workshop regarding Landscape Alliance tour of Best Management Practices in Chino, California and then to the regular Planning Commission meeting of November 6, 2007.