

AGENDA

**REGULAR MEETING
FONTANA CITY PLANNING COMMISSION**

November 17, 2009

**CITY COUNCIL CHAMBERS
8353 SIERRA AVENUE**

Visit our Web Site at: www.fontana.org

A. ORGANIZATION:

- 1. CALL TO ORDER: 6:00 P.M.**
- 2. PLEDGE OF ALLEGIANCE:**
- 3. INVOCATION:**
- 4. ROLL CALL: Chairperson Meyer, Commissioners Galasso, Garcia, Lee, and Slowik**
- 5. APPROVAL OF MINUTES: None**
- 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. **In compliance with Americans with Disabilities Act, the Chambers is wheel chair accessible and a portable microphone is available.**

“SB 343-DOCUMENTS RELATED TO OPEN SESSION AGENDAS” – Any public record, relating to an open session agenda item, that is distributed within 72 hours prior to the meeting is available for public inspection at the City Council Chambers, 8353 Sierra Avenue, Fontana, CA.

el Traducción en Español disponible a petición. Favor de notificar al Departamento “City Clerk”. Para mayor información, favor de marcar número 350-7602.

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 December 9, 2009, meeting for the Planning Commission's information. An update of future Planning Commission items for the December 1, 2009, 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. **Design Review No. 05-007R1:** Filed by David Hutchins, Centex Homes, to request a proposed revision to Design Review No. 05-007 to modify the existing plotting and architecture and the homes proposed to be located on eight lots approved as part of Tract No. 16695. The project site is an irregularly-shaped property, consisting of eight parcels (APNs: 0239-862-06 through -13) of approximately 2.2 acres in Tract No. 16695 and is located on the northwest corner of Summit Avenue and Woodstead Way and having an approximate frontage of 366 feet on the north side of Summit Avenue and an approximate frontage of 341 feet on the west side of Woodstead Way.

Project Planner: DiTanyon Johnson

2. **Variance No. 09-002:** Filed by Architectural Design and Signs, to request a variance to exceed the maximum sign area for a wall sign permitted by the Municipal Code. There are three project sites, A, B, and C. **Site A** is a rectangularly-shaped property consisting of one parcel (APN 0193-361-05) of approximately 10.4 acres located 280 feet south of the intersection of Sierra Avenue and Marygold Avenue, on the west side of Sierra Avenue, in an existing shopping center, and having a frontage of approximately 207 feet on Sierra Avenue, and having a depth of approximately 450 feet. The site is further identified as 9954 Sierra Avenue. **Site B** is an irregularly-shaped property consisting of one parcel (APN 0191-143-05) of approximately 2.7 acres located on the southwest corner of Sierra Avenue and Ivy Avenue in an existing shopping center, and having a frontage of approximately 207 feet on Sierra Avenue, approximately 140 feet of frontage on Ivy Avenue, and having a depth of approximately 430 feet. The site is further identified as 8228 Sierra Avenue. **Site C** is an irregularly-shaped property consisting of one parcel (APN: 0246-081-23) of approximately 2.6 acres located on the northeast corner of Arrow Boulevard and Locust Avenue in an existing shopping center, and having a frontage of approximately 207 feet on Arrow Boulevard, approximately 140 feet of frontage on Locust Avenue, and having a depth of approximately 425 feet. The site is further identified as 18140 Arrow Boulevard.

Project Planner: Paul Gonzales

F. OTHER COMMISSION BUSINESS:

1. **Progress Update for Administrative Site Plan No. 07-004/Conditional Use Permit No. 07-006/Administrative Site Plan No. 07-046/Conditional Use Permit No. 07-031/Administrative Site Plan No. 07-047 and Conditional Use Permit No. 07-032:**
Project Planner: Paul Gonzales

G. STAFF REPORTS:

H. DIRECTOR REPORT:

1. **Material change request to Islamic Center, approved as part of Administrative Site Plan No. 06-036, and Conditional Use Permit No. 06-029:** Located at 7641 Sierra Avenue (AR-RAHMAN ISLAMIC CENTER).
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: