



**CITY OF POMONA
PLANNING COMMISSION AGENDA
POMONA, CALIFORNIA - CITY COUNCIL CHAMBERS
505 South Garey Avenue, Pomona, CA 91769**

**REGULAR ADJOURNED MEETING OF
WEDNESDAY, JANUARY 23, 2008 @ 7:00 PM**

-
- A. CALL TO ORDER:** Chair Frank Delgado
- B. FLAG SALUTE:** Chair Frank Delgado
- C. ROLL CALL:** Brad Johnson, Planning Manager

**Chair Frank Delgado; Vice-Chair Gwen Urey; Commissioner Tim Saunders;
Commissioner Ron Vander Molen; Commissioner Arturo Jimenez;
Commissioner Andrew Santa Cruz**

D. PUBLIC PARTICIPATION (*Three (3) minute Limit on Non-Agenda Items Only*):

1. At this time, the general public is invited to address the Planning Commission concerning **any items that are not listed on the agenda**, which are not public hearings, or other items under the jurisdiction of the Planning Commission. Comments from the public of any non-agenda items will be limited to three (3) minutes in accordance with City policy.
2. Any applicant or member of the public wishing to speak on **any item that is listed on the agenda** is requested to adhere to the following protocol procedures/guidelines:
 - a) *Prior to the meeting, or during the meeting prior to an agenda item being discussed, any person wishing to address the Planning Commission shall complete a speaker card and submit it to the Planning Manager. Speaker cards are available in the foyer of the City Council Chambers and from the Minutes Clerk.*
 - b) *When called upon, the person shall come to the podium, state his/her name and address for the record, and, if speaking for an organization or other group, identify the organization or group represented. Whenever any group of persons wishes to address the Planning Commission on the same subject matter, the Chair may, at his/her discretion, request that the group choose a spokesperson to address the Commission.*
 - c) *All remarks should be addressed to the Planning Commission as a whole, and not to individual Commissioners. Questions, if any, should be directed to the presiding Chair who will determine whether, or in what manner, an answer will be provided.*
 - d) *Every person addressing the Planning Commission will be limited to three (3) minutes or such reasonable time as is granted by the majority of the Planning Commission.*

E. CONSENT CALENDAR:

Note: All items listed on the Consent Calendar may be enacted by a single motion without separate discussion. If a discussion or a separate vote on any item is desired by a Planning Commissioner, that item may be removed from the Consent Calendar and considered separately. All remaining items not removed from the Consent Calendar by a Planning Commissioner shall be voted on prior to discussion of the item(s) requested to be pulled.

1. APPROVAL OF PC MINUTES:

➤ December 12, 2007

2. TIME EXTENSION (TX 07-030):

A request for a second one-year Time Extension (TX 07-030) for Conditional Use Permit (CUP 04-033) and Tentative Tract Map (TTM 05-011) project located at 501 E. Mission Avenue and 516 E. Fourth Ave.

Recommended Action:

The Planning Division recommends that the Planning Commission approve Time Extension (TX 07-030) granting a second one-year time extension for Conditional Use Permit (CUP 04-033) and Tentative Tract Map (TTM 05-011).

3. TIME EXTENSION (TX 08-003):

A request for a one-year Time Extension (TX 08-003) for Tentative Tract Map (TTM 04-009) on property located at 600 E. Bonita Avenue.

Recommended Action:

The Planning Division recommends that the Planning Commission approve Time Extension (TX 08-003) granting a one-year time extension for Tentative Tract Map (TTM 04-009).

4. TIME EXTENSION (TX 07-029):

A request for a one-year Time Extension (TX 07-029) for Variance (VAR 06-013) on property located at 1057 Hillcrest Drive.

Recommended Action:

The Planning Division recommends that the Planning Commission approve Time Extension (TX 07-029) granting a one-year time extension for Variance (VAR 06-013).

5. TIME EXTENSION (TX 07-031):

A request for a one-year Time Extension (TX 07-031) for Conditional Use Permit (CUP 06-047) and Variance (VAR 06-014) on property located at 1550 South San Antonio Avenue.

Recommended Action:

The Planning Division recommends that the Planning Commission approve Time Extension (TX 07-031) granting a one-year time extension for Conditional Use Permit (CUP 06-047) and Variance (VAR 06-014).

F. PUBLIC HEARING ITEMS:

1. CONDITIONAL USE PERMIT (CUP 07-018):
(Continued from October 24, November 14, and December 12, 2007):

Project Address: 874 E. Arrow Hwy.
Project Applicant: Mr. Tracy Vann
Project Planner: Mr. Josue Espino, Associate Planner
Council District: CC District No. 6
Project Description:

The applicant is proposing a Conditional Use Permit request to allow a proposed 7,009 square-foot building for a church and childcare center use on a 41,752 square-foot site. Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA), this project meets the requirements for a Categorical Exemption in compliance with Article 19, Section 15303 (Class 3 – New Construction of Small Structures).

Recommended Action:

The Planning Division recommends that the Planning Commission adopt the attached Resolution approving Conditional Use Permit (CUP 07-018), subject to conditions.

2. CONDITIONAL USE PERMIT (CUP 7-055):
(Continued from January 9, 2008):

Project Address: 2101 Murchison Ave.
Project Applicant: RHL Design Group, Inc.
Project Planner: Mr. Luis Rocha, Associate Planner
Council District: CC District No. 1
Project Description:

The applicant is proposing to construct a 800 square foot drive thru coffee shop building (Starbucks). Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA), this project meets the requirements for a Categorical Exemption in compliance with Article 19, Section 15303 (Class 3 – New Construction of Small Structures).

Recommended Action:

The Planning Division recommends that the Planning Commission continue this item to February 27, 2008.

3. CONDITIONAL USE PERMIT (CUP 07-061):

Project Address: 281 S. Thomas St. #103
Project Applicant: Ms. Catherine Tessier
Project Planner: Ms. Heidi Fanous, Assistant Planner
Council District: CC District No. 2
Project Description:

The applicant is proposing a Conditional Use Permit for On-Sale beer and wine license (Type –41) at a proposed full service restaurant in an existing commercial building. Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA), this project meets the requirements for a Categorical Exemption in compliance with Article 19, Section 15301 (Class 1 – Existing Facilities).

Recommended Action:

The Planning Division recommends that the Planning Commission adopt the attached Resolution approving Conditional Use Permit (CUP 07-061), subject to conditions.

4. CONDITIONAL USE PERMIT (CUP 7-058) and VARIANCE (VAR 07-018):

Project Address: 2780 South Reservoir Street
Project Applicant: Blake Sign Company
Project Planner: Mr. Josue Espino, Associate Planner
Council District: CC District No. 3
Project Description:

The applicant is proposing a Conditional Use Permit for a Freeway Oriented Sign and Variance to exceed height limits and sign face area. Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA), this project meets the requirements for a Categorical Exemption in compliance with Article 19, Section 15303 (Class 3 – New Construction of Small Structures).

Recommended Action:

The Planning Division recommends that the Planning Commission continue this item to February 13, 2008.

G. PLANNING COMMISSION COMMUNICATIONS:

H. PLANNING MANAGER COMMUNICATIONS:

Tentative Planning Division projects for the February 13, 2008 Planning Commission meeting (*all items listed below are tentatively scheduled*).

1. Review of Conditional Use Permit (CUP 97-008):

A Conditional Use Permit review of an existing outdoor recycling center located at 1318 S. Garey Ave.

2. Tentative tract Map (TPM 07-008):

A Tentative Tract Map request to sub-divide a property into two residential parcels located at 1341 S. Hamilton St.

3. Conditional Use Permit (CUP 07-062); Tentative Parcel Map (TPM 07-007) Change of Zone (CZ 07-002):0

A Conditional Use Permit, Tentative Parcel Map and Change of Zone proposal to construct a 21,000 square feet medical office building and three industrial manufacturing buildings located at 2704 N. Garey Ave.

4. Conditional Use Permit (CUP 07-052):

A Conditional Use Permit request for an ABC license Type 41 (on-sale beer and wine) at an existing restaurant located at 12 Rancho Camino Dr.

I. ADJOURNMENT

The City of Pomona Planning Commission is hereby adjourned to a special joint meeting of the City Council and Planning Commission on **February 11, 2008** starting at 5:30 p.m. in the Ganesha Park Community Center located at 1575 N. White Ave. Pomona, CA.

***** CERTIFICATION OF POSTING AGENDA *****

I, Brad Johnson, Planning Manager for the City of Pomona, hereby certify that the agenda for the January 23, 2008 Planning Commission meeting was posted on Friday, January 18, 2008.

Brad Johnson
Planning Manager

F1 – 874 E. Arrow Hwy.
F2 – 281 S. Thomas St.
F3 – 2101 Murchison Ave.
F4 – 2780 S. Reservoir St.