



PLANNING COMMISSION ANNOTATED AGENDA

POMONA, CALIFORNIA - CITY COUNCIL CHAMBERS - 7:00 P.M.

REGULAR ADJOURNED MEETING

WEDNESDAY, JULY 16, 2003

**CHAIR CHARLES WOLFE, VICE CHAIR LUIS JUAREZ,
COMMISSIONER GWEN UREY, COMMISSIONER WILLIAM MARTINEZ
COMMISSIONER SYLVIA SCHARF, COMMISSIONER STANLEY MORRIS AND
COMMISSIONER RIC BELLUSCIO**

ANYONE WISHING TO SPEAK ON ANY MATTER IS SUBJECT TO THE FOLLOWING GUIDELINES:

- Prior to the meeting, or during the meeting prior to a matter being reached, persons wishing to address the Commission may fill out a speaker card and submit it to any Planning City Staff Member. Speaker cards are available in the foyer of the Council Chambers.
- When called upon, the person should 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.
- All remarks should be addressed to the 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.
- Limit every person addressing the Commission to five (5) minutes or such reasonable time as is granted by the majority of the Commission.
- Whenever any group of persons wishes to address the Commission on the same subject matter, the Chair may request that a spokesperson be chosen by the group, the Chair may limit the number of such persons addressing the Commission.

A. CALL TO ORDER:

B. FLAG SALUTE:

C. ROLL CALL:

**Present: Wolfe, Urey, Scharf, Wolfe and Belluscio
(arrived at 7:20 p.m.)**

Absent: Morris and Martinez (excused)

D. APPROVAL OF MINUTES:

April 09, 2003; Approved as amended; 5/0/0/2(Morris and Martinez)

E. CONSENT AGENDA:

F. CITIZEN PARTICIPATION:

G. PUBLIC HEARINGS:

**1. *COMPREHENSIVE ZONING ORDINANCE AMENDMENT (MISC 03-170),
RESOLUTION NO. 9148
CITYWIDE**

The City of Pomona, requests a Comprehensive Zoning Ordinance Amendment to rescind in its entirety Ordinance No. 1466, as amended, commonly referred to as "The Zoning Ordinance" (Appendix I of the Pomona City Code), replacing it with an entirely new Appendix I entitled the Pomona Development Code, or commonly referenced as "Development Code."

Any person may file comments on the Negative Declaration with the Planning Division between June 26, 2003 and July 16, 2003. The comments must be in writing and must state the environmental factors on which the comments are based. A copy of the Negative Declaration, including all supporting information, is on file in the Planning Division, Pomona City Hall, 505 S. Garey Avenue, Pomona, California.

ACTION TAKEN: Recommended City Council approval of the Comprehensive Zoning Ordinance Amendment; 5/0/0/2(Morris and Martinez)

H. UNFINISHED BUSINESS:

I. NEW BUSINESS:

J. COMMISSION ITEMS:

K. STAFF ITEMS:

- 1. Next meetings**
(All items are tentatively scheduled.)

July 23, 2003

- a. 1648 E. Ninth Street – Conditional Use Permit (CUP 03-022) for a Pallet storage yard; applicant Fred Diaz
- b. 754 N. Park Avenue – Conditional Use Permit (CUP 03-021) to allow for group care facility for more than 6 persons; applicant Anthony Akidi
- c. 2109-2131 South Garey Avenue –Conditional Use Permit (CUP 02-050) to rehabilitate an existing 51,000 sf. commercial building and develop an additional 78,837 sf of commercial buildings on a parcel greater than 20,000 sf; applicant Gateway Triangle Development, LLC.

- d. 772 E. Arrow Hwy – Conditional Use Permit (CUP 03-014) to allow off sale beer and wine in market; applicant Fares Elias Khoury
- e. 1340 S. Towne Avenue – Conditional Use Permit (CUP 03-017) to allow construction of a second unit on an R-2-S lot; applicant Laura Pardue
- f. 1580 W. Second Street - Variance (VAR 03-009) to allow additions to home and accessory buildings; applicant Finnian Ebuehi
- g. 1601 E. Mission Blvd. – Conditional Use Permit (CUP 03-020) to allow retail sale of new and used tires & mount wheels; applicant Maximano Hernandez

August 13, 2003

- a. 235 & 255 W. Mission Blvd. – Tentative Tract Map (TTM 03-002) to allow 58 units Mission Promenade; applicant Westcon Engineering

L. ADJOURNMENT: Adjourn Regular meeting to July 23, 2003, in the Council Chambers.

- *Must be acted upon by the City Council*