



CITY OF POMONA PLANNING COMMISSION AGENDA

POMONA, CALIFORNIA - CITY COUNCIL CHAMBERS
505 South Garey Avenue, Pomona, CA 91769

REGULAR ADJOURNED MEETING OF
WEDNESDAY, JULY 13, 2005 @ 7:00 PM

- A. **CALL TO ORDER:** Chair, William Martinez
- B. **FLAG SALUTE:** Chair, William Martinez
- C. **ROLL CALL:** Planning Manager, Matthew Bassi

Chair William Martinez; Vice-Chair Tim Saunders; Commissioner Gwen Urey; Commissioner Sylvia Scharf; Commissioner Charles L. Wolfe; Commissioner Frank Delgado

D. PUBLIC/CITIZEN 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 this agenda**, which are not public hearings, or other items under the jurisdiction of the Planning Commission. Discussion of any non-agenda items will be limited to three (3) minutes in accordance with City policy.
2. Anyone wishing to speak on **any item that is listed on tonight's agenda** (e.g., public hearings and/or work study items) is requested to adhere to the following protocol procedures/guidelines:
 - a) *Prior to the meeting, or during the meeting prior to a matter being discussed, any person wishing to address the Planning Commission must 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 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. Whenever any group of persons wishes to address the Planning Commission on the same subject matter, the Chair may request that the group choose a spokesperson.*
 - 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:

- a) May 25, 2005
- b) June 8, 2005

F. PUBLIC HEARINGS:

1. CODE AMENDEMENT (CA 04-008):

PROJECT ADDRESS: City Wide
PROJECT APPLICANT: The City of Pomona
PROJECT PLANNER: Sandra Campbell, Senior Planner
COUNCIL DISTRICT: N/A

Project Description:

The City of Pomona is requesting a Code Amendment to establish development standards for tattoo shops and establishments. Pursuant to Section 15061(b)(3) of the Guidelines for Implementation of the California Environmental Quality Act (CEQA), this project does not require environmental review because CEQA applies only to projects that have the potential to cause a significant effect on the environment.

Recommended Action:

The Planning Division requests that the Planning Commission continue Code Amendment 04-008 to August 10, 2005.

2. CONDITIONAL USE PERMIT (CUP 04-057):

PROJECT ADDRESS: 1186 W. Mission Blvd.
PROJECT APPLICANT: ARC Engineering
PROJECT PLANNER: Malcolm Oliver, Assistant Planner
COUNCIL DISTRICT: CC District No. 2

PROJECT DESCRIPTION:

The applicant is requesting a Conditional Use Permit (CUP 04-057) to allow construction of a new gas station and mini-mart. Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA), this action has been found to be categorically exempt under CEQA Guidelines Section 15302(b), (Class 2).

Recommended Action:

The Planning Division recommends that the Planning Commission adopt PC Resolution 05-042 approving Conditional Use Permit (CUP04-057), subject to conditions.

3. TENTATIVE TRACT MAP (TTM 04-012), CONDITIONAL USE PERMIT (CUP 04-055):

PROJECT ADDRESS: 1041 S. White Ave.
PROJECT APPLICANT: Pomona Valley Center for Community
PROJECT PLANNER: Sandra Campbell, Senior Planner
COUNCIL DISTRICT: CC District No. 2

Project Description:

The applicant is requesting a Tentative Tract Map (TTM 04-012) to allow a subdivision for condominium purposes and Conditional Use Permit (CUP 04-055) to allow construction of 18-unit condominium project. Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA), this action has been found to be categorically exempt under CEQA Guidelines Section 15332, (Class 32).

Recommended Action:

The Planning Division recommends that the Planning Commission adopt PC Resolution 05-046 approving Tentative Tract Map (TTM 04-012) and adopt PC Resolution 05-045 approving Conditional Use Permit (CUP04-055), subject to conditions.

4. CONDITIONAL USE PERMIT (CUP 04-032):

PROJECT ADDRESS: 1505 E. Phillips Blvd.
PROJECT APPLICANT: Jeronimo Gutierrez
PROJECT PLANNER: Paul Samaras, Assistant Planner
COUNCIL DISTRICT: CC District No. 2

Project Description:

The applicant is requesting a Conditional Use Permit (CUP 04-032) to allow the development of one industrial maintenance building totaling 7,500 square feet on a 2.8 acre parcel in the M-2 (General Industrial) zone. Pursuant to the Guidelines for Implementation of the California Environmental Quality Act (CEQA), a Negative Declaration has been prepared for this project in accordance with Section 15072 of CEQA.

Recommended Action:

The Planning Division recommends that the Planning Commission adopt a Negative Declaration; and adopt PC Resolution 05-047 approving Conditional Use Permit (CUP04-032), subject to conditions.

G. PLANNING COMMISSION COMMUNICATIONS:

1. **Planning Commission selection of new officers (see Planning Manager Memorandum).**

H. PLANNING MANAGER COMMUNICATIONS:

1. Tentative Planning Projects for the July 27, 2005 Planning Commission meeting (***all items listed below are tentatively scheduled***).
 - a. **TX 05-004** (1114 E. Phillips Blvd. – time extension request for a 23-unit condo project)
 - b. **TPM 05-003** (1477 W. Eleventh St. – a request for a 2-lot parcel map for residential purposes).
 - c. **MISC 05-002** (Hamilton Park – a request for a Monopine Wireless Facility at Hamilton Park).

The City of Pomona Planning Commission is hereby adjourned to their next regularly scheduled meeting of **July 27, 2005**, in the City Council Chambers.

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

I, Matthew C. Bassi, Planning Manager for the City of Pomona, hereby certify that the agenda for the July 13, 2005 Planning Commission meeting was posted on Friday, July 8, 2005.

Matthew C. Bassi
Planning Manager

I:\Economic Development\Planning\Master Planning\Planning Commission\Agendas PC\PC Agendas 2005\PC Agenda 07-13-05.doc

F1 . City Wide
F2 . 1186 W. Mission Blvd.
F3 . 1041 S. White Ave.
F4 . 1505 E. Phillips Blvd.