



PLANNING COMMISSION AGENDA
POMONA, CALIFORNIA - CITY COUNCIL CHAMBERS
505 South Garey Avenue, Pomona, CA 91769
REGULAR ADJOURNED MEETING
WEDNESDAY, July 14, 2004 @ 7:00 PM

- A. CALL TO ORDER: CHAIR, LUIS JUAREZ**
- B. FLAG SALUTE: CHAIR, LUIS JUAREZ**
- C. ROLL CALL: Planning Manager, Matthew Bassi**

CHAIR LUIS JUAREZ; VICE-CHAIR SYLVIA SCHARF; COMMISSIONER TIM SAUNDERS; COMMISSIONER WILLIAM MARTINEZ; COMMISSIONER GWEN UREY; COMMISSIONER STANLEY MORRIS; COMMISSIONER CHARLES WOLFE

D. CITIZEN PARTICIPATION:

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 Planning Commission may complete a speaker card and submit the card to the Planning Division Manager. Speaker cards are available in the foyer of the City 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 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.*
- *Every person addressing the Planning Commission should be limited to five (5) minutes or such reasonable time as is granted by the majority of the Planning Commission.*
- *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.*

E. CONSENT AGENDA:

1. APPROVAL OF MINUTES

- June 12, 2002
- September 11, 2002
- December 17, 2002
- July 23, 2003
- April 28, 2004

F. PUBLIC HEARINGS:

1. CONDITIONAL USE PERMIT CUP 04-002

PROJECT ADDRESS: 2150 N. Garey Avenue
PROJECT APPLICANT: Farid H. Suleiman
PROJECT PLANNER: Steve Tarvin, Associate Planner
PROJECT DESCRIPTION:

The applicant is requesting a Conditional Use Permit (CUP 03-009) to allow on-sale beer and wine at an existing 6,136 square foot grocery market (99 Cent Store) on a 2.4 acre property located in the C-2 (Neighborhood Shopping Center) zone. Pursuant to the California Environmental Quality Act (CEQA) guidelines Section 15301, Class 1 this class is exempt.

(CONTINUED FROM 6/23/04)

Recommended Action:

The Planning Division recommends that the Planning Commission adopt Resolution No. 9119 approving Conditional Use Permit CUP 04-002, subject to conditions.

2. CONDITIONAL USE PERMIT CUP 04-025

PROJECT ADDRESS: 2727 S. Reservoir Street
PROJECT APPLICANT: Pomona Oil Co., Inc.
PROJECT PLANNER: Manuel Mancha, Senior Planner
PROJECT DESCRIPTION:

The applicant is requesting a Conditional Use Permit (CUP 04-025) to allow on-sale of beer and wine within an existing gas station/mini-market located in the C-4 (Highway Commercial District) zone. Pursuant to the California Environmental Quality Act (CEQA) guidelines Section 15301, Class 1 this project is exempt.

Recommended Action:

The Planning Division recommends that the Planning Commission adopt Resolution No. 9246 denying Conditional Use Permit CUP 04-025.

G. PLANNING COMMISSION ITEMS:

1. Selection of New Chair and Vice Chair

H. PLANNING MANAGER ITEMS:

1. Tentative Projects for the July 28, 2004 Planning Commission meeting (*all items listed below are tentatively scheduled*).
 - a. CUP 04-027/TTM 04-004/VAR 04-006 (4000 Valley Blvd.) – Paul Samaras
 - b. CUP 04-024 (200 N. Mountain View) – Paul Samaras
 - c. CA 04-003 (Fairplex) – Matthew Bassi
 - d. CUP 03-017 (1462 E. Ninth Street) – Paul Samaras
2. Handout Materials
 - a. Newspaper article
 - b. Final General Plan background report.

- I. ADJOURNMENT:** The Planning Commission is hereby adjourned to their regular meeting of July 28, 2004, in the City Council Chambers.

I:\Economic Development\Planning\Master Planning\Planning Commission\Agendas 2001\Agendas 2004\PC Agenda.07.14.04.doc

F1 2150 N. Garey Ave.
F2 2727 S. Reservoir St.