

Planning Commission Agenda

2820 Clark Avenue, Norco CA 92860

(909) 270-5661

JANUARY 14, 2004



1. CALL TO ORDER: 7 p.m.
2. ROLL CALL: Hinson, Newton, Ryan, Wilson, and Wright
3. STAFF PRESENT
4. PLEDGE OF ALLEGIANCE: Commissioner Wright
5. APPEAL NOTICE: In the event that you disagree with the action taken by the Planning Commission in regards to your application, or with any condition for approval of the application which is not a specific requirement of the Norco Municipal Code, you are entitled to appeal such determination or conditions to the Norco City Council, provided that such appeal is filed with the Norco City Clerk within ten calendar days after the requirements for appeals, inclusive of payment of an appeal fee. Please contact City planning staff at (909) 270-5661 if you have any questions regarding any item you may wish to appeal.
6. HEARING FROM THE AUDIENCE ON ITEMS NOT LISTED ON THE AGENDA: Please limit your comments to three minutes. If you have an item that will require extended discussion, please request that the time be scheduled on a regular agenda.
7. APPROVAL OF MINUTES: December 10, 2003
8. CONTINUED ITEMS: None
9. PUBLIC HEARINGS:
 - A. Resolution 2004-01, Tentative Parcel Map 31401 (Crouse/Beers & Associates): A Request for Approval of a Subdivision of Land that is Approximately Two Acres into Two Parcels for Residential Development. The Property is Located at 2840 Second Street Within the "A-1-20" (Agricultural, Low-Density Residential) zone. Staff Recommendation: Approval

B. Resolution 2004-04, Specific Plan Amendment 90-01, Amendment No. 5 (Quick Crete Products): A Request to Change the Land Use Designation from Specific Plan - Commercial to Specific Plan - Industrial for Property Within the Gateway Specific Plan, Located on the Northeast Side of Parkridge Avenue, Southeast of 731 Parkridge Avenue. Staff Recommendation: Approval

10. BUSINESS ITEMS:

A. Resolution 2004-02, Site Plan 2003-19 (Standard Pacific Homes): A Request for Review and Approval of a Model Home Sales Complex and Sales Brochure for Tract 29588-3, 29588-4, and 29588-5 Located Within the Norco Ridge Ranch Specific Plan Area. Staff Recommendation: Approval

B. Resolution 2004-03, Site Plan 2004-01 (Standard Pacific Homes): A Request for Review and Approval of a Uniform Fence and Wall Plan for Tract 29588-3, 29588-4, and 29588-5 Located Within the Norco Ridge Ranch Specific Plan Area. Staff Recommendation: Approval

C. Consideration for Revocation of Conditional Use Permit 98-14 (Kohlmyer - Temporary Use of Mobile Home for Elderly Located at 2394 Reservoir Drive).

D. Status Report on Code Violations Regarding the All Magic Auto Paint and Body Business Operation Located at 1461 Hamner Avenue. (Conditional Use Permit 98-03)

11. CITY COUNCIL:

A. City Council Action Agenda Dated January 7, 2004

B. City Council Minutes Dated December 17, 2003

12. PLANNING COMMISSION: Oral Reports from Representatives on Various Commissions/Committees

13. STAFF:

A. Weekly Status Report

B. Oral Report on Commission Inquiries from December 10, 2003

14. ADJOURNMENT

Staff reports are available for review in the Planning Department.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in

this meeting, please contact the City Clerk's office at (909) 270-5623. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 ADA Title II)

