



AGENDA
CITY OF NORCO
PLANNING COMMISSION
CITY COUNCIL CHAMBERS – 2820 CLARK AVENUE
REGULAR MEETING
MAY 14, 2008

1. CALL TO ORDER: 7:00 p.m.
2. ROLL CALL
3. STAFF PRESENT
4. PLEDGE OF ALLEGIANCE: Commissioner Harris
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 (951) 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: Minutes of April 30, 2008
8. CONTINUED ITEMS: None
9. PUBLIC HEARINGS: **Resolution No. 2008-15**; Report and Recommendation to the Redevelopment Agency and City Council Concerning the Proposed 2008 Amendment to the Redevelopment Plan for Project Area No. One and its Conformity to the City's General Plan. The Amendment would Increase the Plan's Stated Amount of Bonded Indebtedness that can be Outstanding at One Time, and would Increase the Amended Plan's Tax Increment Limit. Recommendation: Approval (Economic Development Director Oulman)
10. BUSINESS ITEMS:
 - A. Architectural Review 2008-01 (Gomez): A Request for Approval of a Proposed Architectural Façade Renovation of an Existing Restaurant

Located at 2335 Hamner Avenue located within the Norco Auto Mall Specific Plan Area. Recommendation: Approval (Associate Planner Robles)

- B. Appeal 2008-01 (Rosa): An Appeal of the Planning Department's Determination to Require a Direct 15-foot wide Access to the Primary Animal Keeping Area (PAKA) on Property Located at 159 Wild Horse Lane Located within the Norco Ridge Ranch Specific Plan (NRRSP). Recommendation: Denial (Associate Planner Robles)
 - C. Discussion Regarding Potential Zone Code Amendment for Permitted Coverage in the A-1 Zone. Recommendation: Direction (Director Daniels)
- 11. CITY COUNCIL:
 - A. City Council Action Agenda dated May 7, 2008
 - B. City Council Minutes dated April 16, 2008
 - 12. PLANNING COMMISSION: Oral Reports from Representatives on Various Committees/Commissions
 - 13. STAFF: Current Work Program
 - 14. OTHER MATTERS
 - 15. ADJOURNMENT

Staff reports are on file in the Planning Department.

Additionally, any writings or documents provided after distribution of the Planning Commission's agenda packet to a majority of the Planning Commission regarding any item on this agenda will be made available for public inspection at the Planning Department counter at City Hall located at 2870 Clark Avenue.

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 (951) 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)

/sd-69082