



MINUTES
CITY OF NORCO
PLANNING COMMISSION
CITY COUNCIL CHAMBERS – 2820 CLARK AVENUE
REGULAR MEETING
NOVEMBER 25, 2009

1. Call TO ORDER: 7:00 P.M.
2. ROLL CALL: Chair Jaffarian, Vice-Chair Hedges, Commission Members Harris, Newton and Wright
3. STAFF PRESENT: Senior Planner Robles
4. PLEDGE OF ALLEGIANCE: Commission Member Harris
5. APPEAL NOTICE: Read by Senior Planner Robles
6. HEARING FROM THE AUDIENCE ON ITEMS NOT LISTED ON THE AGENDA: None
7. APPROVAL OF MINUTES: Minutes of Adjourned Meeting, November 12, 2009: Approved 5-0 with corrections on page 3, 4th paragraph, "...about 15,000-20,000 ~~square feet~~ cubic yards...;" and to the motion on page 4, 3rd paragraph to read: M/S Newton/Harris." On page 5, 3rd paragraph, "...adopt new Planning Preservation and Development zone.

MOTION TO APPROVE AS CORRECTED, CARRIED

8. CONTINUED ITEMS:
 - A. Pencil File 2009-05 (Lopez): A Request for Approval of Grading Plans to Accommodate Equestrian Facilities on Property Located at 685 Foxtail within the Norco Hills Specific Plan (NHSP). Recommendation: Continue to December 9, 2009:

This item was unanimously continued so that the applicant could have time to gather more information and so that staff could give the Commission background on the NHSP grading requirements.

MOTION TO CONTINUE, CARRIED

9. PUBLIC HEARINGS:
 - A. **Resolution No. 2009-19**, General Plan Amendment 2009-01A (City of Norco); A proposal to amend the Land Use Element of the General Plan by adding a new land use category to be titled "Preservation and Development." Recommended approval to the City Council 4-1 (Harris). Member Harris said he felt this was being rushed and the City should look at alternatives. This item will be advertised for the City Council meeting of December 16, 2009.

MOTION TO RECOMMEND, CARRIED

B. **Resolution No. 2009-20**, General Plan Amendment 2009-01B (City of Norco); A proposal to amend the Land Use categories on property corresponding to the former Wyle Laboratories property (APNs 123-080-028; 123-260-003, -004, -006, -010; 123-250-007, -006, -005; 123-320-001; 123-330-011, -001, -036) from "Industrial-Special Research" and "Hillside" to "Preservation and Development." Recommended approval to the City Council 4-1 (Harris). Member Harris said he felt this was being rushed and the City should look at alternatives. This item will be advertised for the City Council meeting of December 16, 2009.

MOTION TO RECOMMEND, CARRIED

C. **Resolution No. 2009-21**, General Plan Amendment 2009-01C (City of Norco); A proposal to amend the Land Use categories on property corresponding to the former Norconian Resort around Lake Norconian (APNs 129-190-003, -002; 129-200-008; -007, -005; 129-210-006, -005, -004) from "Institutional and Public Lands" to "Preservation and Development." Recommended approval to the City Council 4-1 (Harris). Member Harris said he felt this was being rushed and the City should look at alternatives. This item will be advertised for the City Council meeting of December 16, 2009.

MOTION TO RECOMMEND, CARRIED

D. **Resolution No. 2009-23**, Zone Code Amendment 2009-01 (City of Norco); A proposal to establish a new zone with corresponding development standards entitled "Preservation and Development" zone. Recommended approval to the City Council 4-1 (Harris). Member Harris said he felt this was being rushed and the City should look at alternatives. This item will be advertised for the City Council meeting of December 16, 2009.

MOTION TO RECOMMEND, CARRIED

E. **Resolution No. 2009-24**, Zone Change 2009-01 (City of Norco); A proposal to change existing zoning on property corresponding to former Wyle Laboratories property (APNs listed above) from "General Manufacturing" and "Hillside" to "Preservation and Development." Recommended approval to the City Council 4-1 (Harris) with the recommendation that the Council look at other alternatives. Member Harris said he felt this was being rushed and the City should look at alternatives. This item will be advertised for the City Council meeting of December 16, 2009.

MOTION TO RECOMMEND, CARRIED

F. **Resolution No. 2009-25**, Zone Change 2009-02 (City of Norco); A proposal to change existing zoning on property corresponding to the former Norconian Resort around Lake Norconian (APNs listed above) from "Open Space" and "Limited Development" to "Preservation and Development." Recommendation: Recommend for

Approval (PM King): Recommended approval to the City Council 4-1 (Harris). Member Harris said he felt this was being rushed and the City should look at alternatives. This item will be advertised for the City Council meeting of December 16, 2009.

MOTION TO RECOMMEND, CARRIED

10. BUSINESS ITEMS: None
11. CITY COUNCIL: Received and filed.
 - A. City Council Action Minutes dated November 18, 2009
 - B. City Council Minutes dated October 28 and November 4, 2009
12. STAFF: Current Work Program: Received and filed.
13. OTHER MATTERS:
 - Member Wright congratulated Kevin Bash on his election to the City Council.
 - Member Hedges asked that staff look into the vehicles sales lot that has been setting up on the weekend at property located at the northeast corner of Sixth Street and Temescal Avenue.
14. ADJOURNMENT: 7:35 P.M.

Respectfully submitted,

Alma Robles,
Senior Planner

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