



AGENDA
CITY OF NORCO
PLANNING COMMISSION
CITY COUNCIL CHAMBERS – 2820 CLARK AVENUE
REGULAR MEETING
JANUARY 26, 2011

1. CALL TO ORDER: 7:00 p.m.
2. ROLL CALL
3. STAFF PRESENT
4. PLEDGE OF ALLEGIANCE: Chair Hedges
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: January 12, 2011
8. CONTINUED ITEMS: Discussion of the Proposed Hospitality Development Zone. *Recommendation: Approve draft and set for public hearing.* (Director King)
9. PUBLIC HEARINGS
 - A. **Resolution 2011-___**: Conditional Use Permit 2011-01 (Provencio): A Request for Approval to allow a 3,240 Square-Foot Accessory Barn/Mare Motel Building at 1611 Corona Avenue located within the A-1-40 Zone. *Recommendation: Approval* (Senior Planner Robles)
 - B. **Resolution 2011-___**: Conditional Use Permit 2010-09 (Klinkenborg): A Request for Approval to allow a 2,000 Square-Foot Accessory Storage Building at 2285 Santa Anita Road located within the A-1-20 Zone. *Recommendation: Approval.* (Senior Planner Robles)

10. BUSINESS ITEMS:

- A. **Resolution 2011-___**; Site Plan 2010-05 (MacDougall): A Request for Approval to allow an 812 Square-Foot Accessory Workshop Building at 2623 Steeplechase Way located within the A-1-20 Zone. *Recommendation: Approval* (Senior Planner Robles)

- B. **Resolution 2011-___**: Site Plan 2008, Mod. No. 1 (SSOE): Approval of a Modification to the Approved Site Plan to allow for the Development of a 76,288 Square-Foot, Multi-Commercial Retail Center, Including a Remodel of an Existing Building at the Southeast Corner of Second Street and River Road. *Recommendation: Approval* (Director King)

11. CITY COUNCIL:

- A. Recap of Actions Taken at the January 19, 2011 City Council/Community Redevelopment Agency Meeting.

- B. City Council Minutes dated December 13, 2010 (Special Meeting); December 15, 2010; January 10, 2011 (Special Meeting)

12. PLANNING COMMISSION: Oral Reports from Various Committees

13. STAFF: Current Work Program

14. OTHER MATTERS: Oral Report on Revised Elevations for an Approved Day Care at 4193 Bluff Street (Pasley): Elevations to be Provided Separate from Agenda Packet. Director King

15. ADJOURNMENT

Staff reports are on file in the Planning Division.

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 Division 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)

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