



AMENDED AGENDA
CITY OF NORCO
PLANNING COMMISSION
CITY COUNCIL CHAMBERS – 2820 CLARK AVENUE
REGULAR MEETING
JANUARY 11, 2012

1. CALL TO ORDER: 7:00 p.m.
2. ROLL CALL
3. STAFF PRESENT
4. PLEDGE OF ALLEGIANCE: Vice-Chair Henderson
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) 270-5682 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 December 14, 2011. **Recommended Action: Approval** (Deputy City Clerk)
8. CONTINUED ITEMS: None
9. PUBLIC HEARINGS
 - A. **Resolution 2012-___**; Conditional Use Permit 2011-26 (JR Audio): A Request for Approval to Allow a Business that Consists of Retail Sales and Installation of Audio and Related Motor Sports Accessories at 1701 Hamner Avenue Located in the M-1 (within a CTO – Commercial Transition Overlay) Zone. **Recommended Action: Approval** (SP Robles)
 - B. **Resolution 2012-___**; Conditional Use Permit 2011-27 (Gilmore): A Request for Approval to Allow an Accessory Building Consisting of a 2,520 Square-Foot Recreation Vehicle/Trailer Storage Building at 4127 Temescal Avenue Located within the A-1-20 Zone. **Recommended Action: Approval** (SP Robles)

- C. **Resolution 2012-___**; Zone Code Amendment 2011-05 (City): A City-Initiated Proposal to Amend Title 18 of the Norco Municipal Code by Amending the Provisions of Chapter 18.39 Entitled “General Provisions – Non-Conforming Uses, Lots and Structures”, to Establish Criteria for the Issuance of “Rebuild” Letters. **Recommended Action: Recommendation for Approval** (SP Robles)
10. BUSINESS ITEMS:
- A. **Resolution 2012-___**; Denial Resolution Prepared for Site Plan 2011-21 (Zoetemelk) (denied December 14, 2011) **Recommended Action: Review and Direct Chair to Sign** (SP Robles)
 - B. **Resolution 2012-___**; Site Plan 2011-05 (Beckman): A Request for Approval to Allow an Accessory Building Consisting of a 439 Square-Foot Storage Shed at 249 Oldenburg Lane Located within the Norco Ridge Ranch Specific Plan (NRRSP). **Recommended Action: Approval** (SP Robles)
 - C. **Resolutions 2012-___, ___, ___, ___**; Denial Resolutions Prepared for Master Site Plan 2011-07 Phase 1 (Site Plans 2011-09, -11); Phase 2 (Site Plans 2011-08, -10); Phase 3 (Site Plans 2011-12, -13); Tentative Parcel Map 36392 (Alere Group) (denied September 14, 2011) **Recommended Action: Review and Direct Chair to Sign** (PD King) *(THIS ITEM TO BE DELIVERED MONDAY 1-9-12)*
11. CITY COUNCIL: No Recaps or Minutes to Report
12. PLANNING COMMISSION: Oral Reports from Various Committees
13. STAFF: Current Work Program
14. OTHER MATTERS
- A. Follow-up on Items from Previous Meetings (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)