



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

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1. CALL TO ORDER: 7:00 p.m.
 2. ROLL CALL
 3. STAFF PRESENT
 4. PLEDGE OF ALLEGIANCE: Commissioner 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: Minutes of March 14, 2012 **Recommended Action: Approval** (Deputy City Clerk)
 8. CONTINUED ITEMS: None
 9. PUBLIC HEARING: **Resolution 2012-___, Conditional Use Permit 2010-04; Resolution 2012-___, Variance 2010-02 (Royal Street Communications CA, LLC)**: A request for approval to allow the installation of an unmanned wireless telecommunication facility to consist of a 75-foot tall freestanding pole that will hold security park lighting and wireless antennas, and associated ground mounted support equipment within an enclosure at Ted Brooks Park located at 2762 Vine Street in the (Open Space) OS zone. The variance is requested to allow the pole to exceed the maximum height of 50 feet permitted by the Norco Municipal Code. **Recommended Action: Approval** (SP Robles)
 10. BUSINESS ITEMS:
 - A. **Resolution 2012-___, Site Plan 2012-03 (Metsker)**: A request for approval to allow an accessory building consisting of an 864 square-foot

storage shed at 4770 Crestview Drive located within the A-1-20 (Agricultural Low-Density) zone. **Recommended Action: Approval (SP Robles)**

B. **Resolution 2012-___**, Site Plan 2012-04 (Wofford): A request for approval to allow an accessory building consisting of a 608 square-foot shedrow barn at 2862 Vandermolen Drive located within the Norco Ridge Ranch Specific Plan (NRRSP). **Recommended Action: Approval (SP Robles)**

C. **Denial Resolutions 2012-17 and 2012-18**: Zone Change 2012-07 with Corresponding Hospitality Development Specific Plan (City of Norco) on Property Located at 1417 Sixth Street. **Recommended Action: Review for Signatures (SP Robles)**

11. CITY COUNCIL: Receive and File

A. Recap of Actions Taken at the April 4, 2012 City Council Meeting.

B. City Council Minutes dated March 7 and March 21, 2012 (Regular Meetings) and March 23, 2012 (Special Meeting)

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)

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