



# CITY OF ONTARIO ZONING ADMINISTRATOR AGENDA

October 20, 2014

Ontario City Council Chambers, 2:00 P.M.  
303 East "B" Street, Ontario

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All documents for public review are on file with the Planning Department  
located at City Hall, 303 East "B" St., Ontario, CA 91764

## PUBLIC HEARINGS

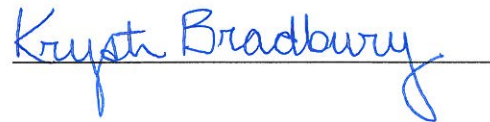
- A. **ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP14-018:** A Conditional Use Permit to establish alcoholic beverage sales (Type 47 – On-Sale General for Bona Fide Public Eating Place) in conjunction with the existing Ontario Mills AMC Movie Theater, located near the southwest corner of Milliken Avenue and Fourth Street, at 4541 East Mills Circle, within the Regional Commercial District of the Ontario Mills Specific Plan. The project is exempt from environmental review pursuant to Section 15301 (Existing Facilities) of the California Environmental Quality Act Guidelines. The proposed project is located within the Airport Influence Area of Ontario International Airport (ONT) and was evaluated and found to be consistent with the policies and criteria of the Airport Land Use Compatibility Plan (ALUCP) for ONT. (APN: 0238-014-19); **submitted by American Multi-Cinema, Inc.**  
Project Planner: John Earle Hildebrand III  
Project Engineer: Arij Baddour
- B. **ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP14-020:** A Conditional Use Permit to establish religious assembly for International Fellowship of Churches, Inc., within a 2,640 Sq. Ft. Suite, of an existing building on 1.8 acres of land generally located at the southeast corner of Grove Avenue and Belmont Street, at 1115 South Grove Avenue, Unit #104, within the Business Park land use district of the Grove Avenue Specific Plan. The project is exempt from environmental review pursuant to Section 15301 (Existing Facilities) of the California Environmental Quality Act Guidelines. The proposed project is located within the Airport Influence Area of Ontario International Airport (ONT) and was evaluated and found to be consistent with the policies and criteria of the Airport Land Use Compatibility Plan (ALUCP) for ONT (APN: 0110-351-32); **submitted by International Fellowship of Churches, Inc.**  
Project Planner: Denny Chen  
Project Engineer: Arij Baddour

- C. **ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP14-024:** A Conditional Use Permit to establish a graduate school (Golden Gate Baptist Theological Seminary) on approximately 9.5 acres of land located on the south side of Guasti Road, between Turner and Haven Avenues, at 3210 and 3240 East Guasti Road, within the Office/R-D land use district of the Centrelake Business Park Specific Plan. The project is exempt from environmental review pursuant to Section 15301 (Existing Facilities) of the California Environmental Quality Act Guidelines. The proposed project is located within the Airport Influence Area of Ontario International Airport (ONT) and was evaluated and found to be consistent with the policies and criteria of the Airport Land Use Compatibility Plan (ALUCP) for ONT. (APN: 0210-551-49); **submitted by Golden Gate Baptist Theological Seminary.**  
Project Planner: Charles Mercier  
Project Engineer: Arij Baddour

If you wish to appeal a decision of the Zoning Administrator, you must do so within ten (10) days of the Zoning Administrator action. Please contact the Planning Department for information regarding the appeal process.

If you challenge any action of the Zoning Administrator in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or written correspondence delivered to the Zoning Administrator at, or prior to, the public hearing.

I, Krystn Bradbury, Office Specialist of the City of Ontario, or my designee, hereby certify that a true, accurate copy of the foregoing agenda was posted on October 16, 2014, at least 72 hours prior to the meeting per Government Code Section 54964.1 at 303 East "B" Street, Ontario.

A handwritten signature in blue ink that reads "Krystn Bradbury". The signature is written over a horizontal line.