



**CITY OF ONTARIO
DEVELOPMENT ADVISORY BOARD**

AGENDA

January 5, 2015

- ▶ **All documents for public review are on file in the Planning Department located in City Hall at 303 East “B” St., Ontario, CA 91764.**

**MEETING WILL BE HELD AT 1:30 P.M. IN ONTARIO CITY COUNCIL CHAMBERS
LOCATED AT 303 East “B” St.**

Al Boling, City Manager
Otto Kroutil, Development Director
John P. Andrews, Economic Development Director
Kevin Shear, Building Official
Scott Murphy, Planning Director
Louis Abi-Younes, City Engineer
Chief Eric Hopley, Police Department
Fire Marshal Art Andres, Fire Department
Scott Burton, Utilities General Manager
David Simpson, Facilities Development Manager
Brent Schultz, Housing and Municipal Services Director

PUBLIC COMMENTS

Citizens wishing to address the Development Advisory Board on any matter that is not on the agenda may do so at this time. Please state your name and address clearly for the record and limit your remarks to five minutes.

Please note that while the Development Advisory Board values your comments, the members cannot respond nor take action until such time as the matter may appear on the forthcoming agenda.

AGENDA ITEMS

For each of the items listed below the public will be provided an opportunity to speak. After a staff report is provided, the chairperson will open the public hearing. At that time the applicant will be allowed five (5) minutes to make a presentation on the case. Members of the public will then be allowed five (5) minutes each to speak. The Development Advisory Board may ask the speakers questions relative to the case and the testimony provided. The question period will not count against your time limit. After all persons have spoken, the applicant will be allowed three minutes to summarize or rebut any public testimony. The chairperson will then close the public hearing portion of the hearing and deliberate the matter.

CONSENT CALENDAR ITEMS

A. MINUTES APPROVAL

Development Advisory Board Minutes of December 15, 2014, approved as written.

Motion _____ Second _____

PUBLIC HEARING ITEMS

B. ENVIRONMENTAL ASSESSMENT, DEVELOPMENT PLAN, CONDITIONAL USE PERMIT, AND VARIANCE REVIEW FOR FILE NO(s). PDEV14-028, PCUP14-013, AND PVAR14-009: A Development Plan to extend an existing 50-foot tall monopine to 58-feet, in conjunction with a Conditional Use Permit to operate the facility, and a Variance request to allow the telecommunication facility to exceed the height limit of 40 feet. The proposed project will be located within a 13' x 17' lease area, within the Bellevue Memorial Park, on the northeast corner of Benson Avenue and G Street, within the OS (Open Space) Zone. 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. Pursuant to the California Environmental Quality Act, staff is recommending the adoption of a Mitigated Negative Declaration of environmental effects for the project. (APN 1010-241-02): **submitted by Verizon Wireless. Planning Commission action is required.**

Project Planner: Daniel Villa/ Luis Batres

Project Engineer: Arij Baddour

1. CEQA Determination

Motion to Approve/Deny Mitigated Negative Declaration

2. File No. PDEV14-028 (Development Plan)

Motion to Approve/Deny

3. **File No. PCUP14-013** (Conditional Use Permit)

Motion to Approve/Deny

4. **File No. PVAR14-009** (Variance)

Motion to Approve/Deny

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

If you challenge any action of the **Development Advisory Board** 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 in written correspondence delivered to the **Development Advisory Board** at, or prior to, the public hearing.

The next **Development Advisory Board** meets on January 21, 2015.

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 or before December 23, 2014 at least 72 hours prior to the meeting per Government Code Section 54964.2 at 303 East "B" Street, Ontario.

A handwritten signature in cursive script that reads "Krystn Bradbury". The signature is written in black ink and is positioned above a solid horizontal line that extends across the width of the signature.