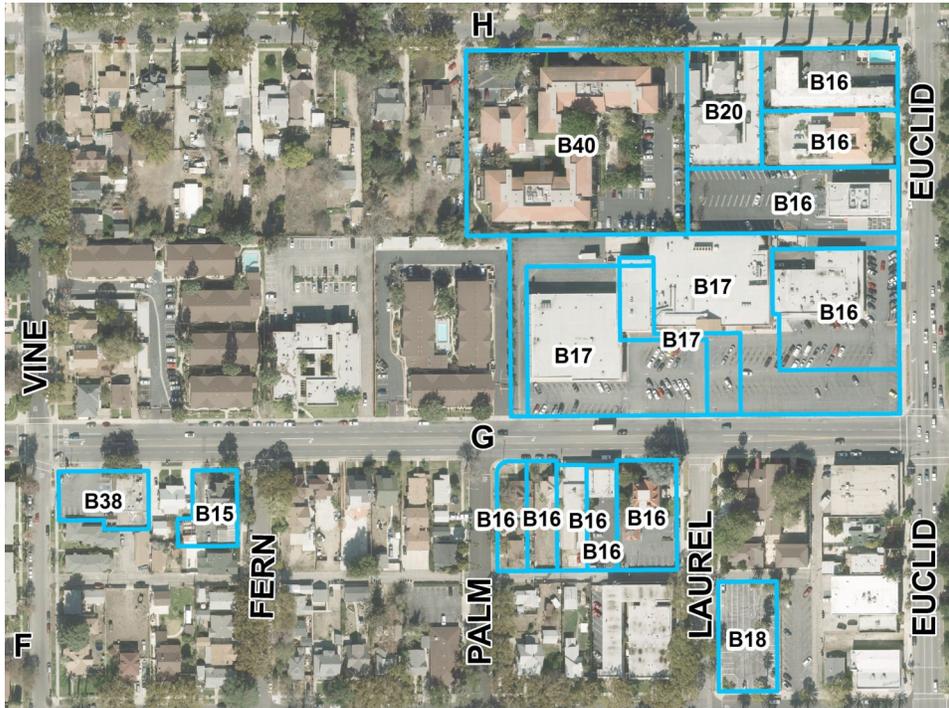


# 1-27-16 U Open House

# Groups B15, B16, B17, B18, B20, B38 & B40

The proposed zone changes (aqua highlighted properties below) are to make the zoning consistent with the existing land use designation of The Ontario Plan. The matrix below shows the land use designations and the maps on the other side depict the proposed zone changes and the existing zoning.



The proposed zone changes reflect the intention to have the following zones:

- CS, Corner Store** Intended to provide goods and services within walking distance to residential neighborhoods.
- MU-1, Downtown Mixed Use** Intended to accommodate a mixture of retail, office and residential uses.
- MDR-11, Low-Medium Density Residential** Intended to accommodate a mix of single family homes, duplexes, and low density residential at a density range of 5.1 to 11 dwelling units per acre.

*All existing legal non-conforming uses may continue.*

Group	Existing Zoning	Proposed Zoning
B15	CN, Neighborhood Commercial	MDR-11, Low-Medium Density Residential
B16	CN, Neighborhood Commercial	MU-1, Downtown Mixed Use
B17	CN, Neighborhood Commercial & MU-1, Downtown Mixed Use	MU-1, Downtown Mixed Use
B18	P1, Off-street Parking	MU-1, Downtown Mixed Use
B20	MDR-11, Low-Medium Density Residential	MU-1, Downtown Mixed Use
B38 *	CN, Neighborhood Commercial I	CS, Corner Store
B40	MDR-25, Medium-High Density Residential	MU-1, Downtown Mixed Use
* Note: Also includes a General Plan Amendment from Low-Medium Density Residential to Neighborhood Commercial		

For additional questions or comments regarding this matter, please contact Clarice Burden, Associate Planner at (909) 395-2432 or Melanie Mullis, Senior Planner at (909) 395-2430. **Para información en español llama: Elly Antuna (909) 395-2414**

# 1-27-16 U Open House

# Groups B15, B16, B17, B18, B20, B38 & B40

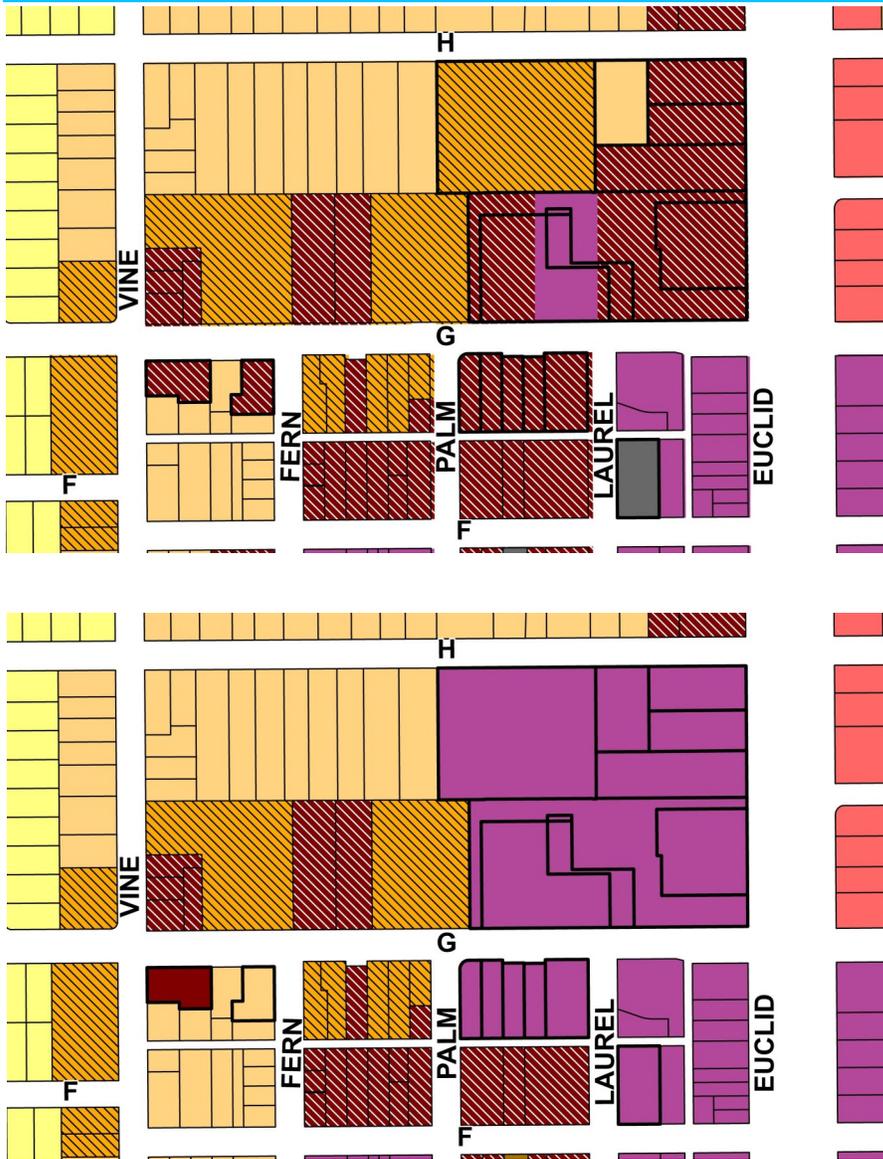
- No Comment
- Support proposed changes
- Do not support proposed changes
- I have questions and would like to be contacted.

Name: \_\_\_\_\_

Address: \_\_\_\_\_

E-mail: \_\_\_\_\_ Phone: \_\_\_\_\_

Comments: \_\_\_\_\_



**EXISTING AND PROPOSED ZONING**

-  LDR-5, Low Density Residential
-  MDR-11, Low-Medium Density Residential
-  MDR-25, Medium-High Density Residential
-  CS, Corner Store
-  CN, Neighborhood Commercial
-  OL, Low Intensity Office
-  MU-1, Downtown Mixed Use
-  P1, Off-Street Parking

Current TOP-Zoning Consistency Project information can be found on the City's website under Government/Development/Planning/Advance Planning/TOP-Zoning Consistency Project at:

<http://www.ontarioca.gov/planning/advance-planning/top-zoning-consistency-project>

Comments:

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