



**CITY OF ONTARIO
DEVELOPMENT ADVISORY BOARD**

AGENDA

JUNE 4, 2012

- ▶ **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.**

Chris Hughes, City Manager
Otto Kroutil, Development Director
John P. Andrews, Redevelopment Director
Kevin Shear, Building Official
Jerry Blum, Planning Director
Louis Abi-Younes, City Engineer
Chief Eric Hopley, Police Department
Fire Marshal Art Andres, Fire Department
Scott Burton, Utilities Engineering & Operations Director
David Simpson, Facilities Development Manager
Brent Schultz, Housing and Neighborhood Revitalization 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.

MINUTES

A. MINUTES APPROVAL

Development Advisory Board Minutes of **May 21, 2012**, approved as written.

Motion_____ Second_____

NEW ITEMS

- B. **ENVIRONMENTAL ASSESSMENT, DEVELOPMENT PLAN AND TENTATIVE PARCEL MAP REVIEW FOR FILE NOS. PDEV11-010 & PMTT11-010 (PM 19336):** A Development Plan (**File No. PDEV11-010**) to construct four industrial buildings totaling approximately 539,437 square feet on approximately 29 acres of land and a Tentative Parcel Map (**File No. PMTT11-010**) to subdivide approximately 29 acres into four parcels and one letter lot, for property generally located at the northwest corner of Etiwanda Avenue and the I-10 Freeway within the Light Industrial land use designation of the Crossroads Business Park Specific Plan. 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 a Mitigated Negative Declaration has been prepared for the project. **Submitted by Jeremy Mape, Western Realco.** (APNs: 238-051-16, 17, 18, 19, 20, 21, 22 & 238-021-73). **Planning Commission Action Required.**

Project Planner: Luis E. Batres

Project Engineer: Mike Eskander

1. **File No. PDEV11-010**

Motion to Approve/Deny M_____S_____

2. **File No. PMTT11-010 (PM 19336)**

Motion to Approve/Deny M_____S_____

C. **ENVIRONMENTAL ASSESSMENT, DEVELOPMENT PLAN, CONDITIONAL USE PERMIT AND VARIANCE REVIEW FOR FILE NOS. PDEV11-005, PCUP11-009 & PVAR11-004:**

A Development Plan (**File No. PDEV11-005**) to construct a 49-foot tall Verizon monopine telecommunication facility with up to twelve 4-foot panel antennas and one 2-foot microwave dish, a Conditional Use Permit (**File No. PCUP11-009**) to operate the facility, and a Variance (**File No. PVAR11-004**) to allow a telecommunication facility to exceed the 40 foot height limit, within a 1,104 square foot lease area on 1.54 acres of land developed with a Masonic Hall within the R3 (High Density Residential) zone located at 1025 N. Vine Avenue. Staff is recommending the adoption of a Mitigated Negative Declaration of environmental impacts for consideration. **Submitted by Verizon Wireless.** (APN: 1048-022-16). **Planning Commission action is required.**

Project Planner: Clarice Ramey

Project Engineer: Arij Baddour

1. **File No. PDEV11-005**

Motion to Approve/Deny M_____S_____

2. **File No. PCUP11-009**

Motion to Approve/Deny M_____S_____

3. **File No. PVAR11-004**

Motion to Approve/Deny M_____S_____

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 **June 18, 2012**.

I, Jan Pohle, 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 May 31, 2012 at least 72 hours prior to the meeting per Government Code Section 54964.2 at 303 East "B" Street, Ontario.


