

City of Ontario Planning Department
Monthly Activity Report—Actions
Month of July 2018

DEVELOPMENT ADVISORY BOARD MEETING

July 2, 2018

ENVIRONMENTAL ASSESSMENT, DEVELOPMENT PLAN, AND CONDITIONAL USE PERMIT

REVIEW FOR FILE NO. PDEV17-033 AND PCUP17-015: A Development Plan (File No. PDEV17-033) and Conditional Use Permit (File No. PCUP17-015) to construct and establish a drive-thru restaurant for Raising Cane's Chicken Fingers, totaling 3,233 square feet on 0.81 acres of land, located at 1437 North Mountain Avenue, within the Main Street District of the Mountain Village Specific Plan. The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Section 15332 (Class 32, In-Fill Development Projects) of the CEQA Guidelines. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP); (APN: 1008-431-21) **submitted by Raising Cane's Chicken Fingers. Planning Commission action is required.**

Action: The Development Advisory Board recommended the Planning Commission approve the project subject to conditions.

ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT PLAN REVIEW FOR FILE NO. PDEV17-047:

A Development Plan to construct a 39,056 square foot athletic center (gymnasium and student center) on approximately 26 acres of land within the LDR-5 (Low Density Residential) zoning district, located at 931 West Philadelphia Street (Ontario Christian High School). The environmental impacts of this project were previously reviewed in conjunction with a Conditional Use Permit (PCUP08-028), for which a Mitigated Negative Declaration was adopted by the Planning Commission on August 25, 2009. This project introduces no new significant environmental impacts. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP); (APNs: 1015-151-01, 1015-171-01, 1015-141-04, 1015-141-05, 1015-141-06 and 1015-141-12) **submitted by Ontario Christian School Association.**

Action: The Development Advisory Board approved the project subject to conditions.

ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT PLAN REVIEW FOR FILE NO. PDEV18-004:

A Development Plan to construct a 10,858 square foot office building on 0.71 acres of land within the Sixth Street District land use designation of the Mountain Village Specific Plan, located at the northwest corner of Palmetto Avenue and Sixth Street. The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Section 15332 (Class 32, In-fill Development Projects) of the CEQA Guidelines. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP); (APNs: 1008-261-47 and 1008-261-48) **submitted by Ken Cheng.**

Action: The Development Advisory Board approved the project subject to conditions.

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ENVIRONMENTAL ASSESSMENT FOR MISSION BLVD. BIKE AND PEDESTRIAN IMPROVEMENTS

REVIEW FOR FILE NO. PADV18-004: Construction of 5 miles of one-way buffered bike lanes (Class IV) and 3 miles of sidewalks on Mission Blvd., from Benson to Bon View Avenues, including curb and gutter, parkway, street lights and bike detection of signalized intersections. Staff is recommending the adoption of an Addendum to an Environmental Impact Report (SCH# 2008101140) adopted by City Council on January 27, 2010 in conjunction with the project. This project introduces no new significant environmental impacts. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP); **submitted by City of Ontario.**

Action: **The Development Advisory Board approved the project subject to conditions.**

ZONING ADMINISTRATOR MEETING

July 2, 2018

Meeting Cancelled

CITY COUNCIL/HOUSING AUTHORITY MEETING

July 3, 2018

ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT AGREEMENT REVIEW FOR FILE NO.

PDA17-004: A Development Agreement (File No. PDA17-004) between the City of Ontario and Colony Commerce Center LLC, to establish the terms and conditions for the potential development of up to 1,379,501 square feet of industrial development on 57.58 acres of land generally located on the southeast corner of Merrill Avenue and Carpenter Avenue at 9467 East Merrill Avenue, within Planning Area 1 of the Colony Commerce Center West Specific Plan. The environmental impacts of this project were analyzed in the EIR (SCH# 2015061023) prepared for the Colony Commerce Center West Specific Plan (File No. PSP15-001) that was certified by the City Council on October 3, 2017. All adopted mitigation measures of the related EIR shall be a condition of project approval and are incorporated herein by reference. The proposed project is located within the Airport Influence Area of Ontario International Airport (ONT) and Chino Airport, and was evaluated and found to be consistent with the policies and criteria of both the ONT Airport and Chino Airport Land Use Compatibility Plans; (APNs: 0218-292-05 and 0218-311-11) **submitted by Colony Commerce Center LLC. Planning Commission recommended approval of this item on May 22, 2018, with a 6 to 0 vote.**

Action: **The City Council introduced and waived further reading of the ordinance.**

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ENVIRONMENTAL ASSESSMENT AND SPECIFIC PLAN REVIEW FOR FILE NO. PSP16-002: A Specific Plan (West Ontario Commerce Center) to establish land use designations, development standards, design guidelines, and infrastructure improvements for approximately 119 acres of land, which includes the potential development of up to 2,905,510 square feet of industrial and business park development. The project site is bounded by Eucalyptus Avenue to the north, Cucamonga Creek Channel to the east, Merrill Avenue to the south, and Carpenter Avenue to the west; (APNs: 0218-261-16, 0218-261-22, 0218-261-23, 0218-261-32, 0218-271-04, 0218-271-08, 0218-271-10, 0218-271-13 and 0218-271-18) **submitted by REDA, OLV. The Planning Commission recommended approval of this item on April 24, 2018, with a vote of 5 to 0.**

Action: The City Council approved and waived further reading of the ordinance.

ENVIRONMENTAL ASSESSMENT AND PLANNED UNIT DEVELOPMENT REVIEW FOR FILE NO. PUD17-004: A Planned Unit Development establishing land use designations, and development standards and guidelines to facilitate the development of an 8-unit apartment project on 0.29 acres of land, located at 214 North Vine and 422 West B Street, within the MU-1 (Downtown Mixed Use) zoning district. The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Section 15332 (Class 32, In-Fill Development Projects) of the CEQA Guidelines. This project introduces no new significant environmental impacts. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP); (APNs: 1048-572-13 and 1048-572-11) **submitted by AB Holdings, Inc. Planning Commission recommended approval of this project on May 22, 2018, with a 6 to 0 vote.**

Action: The City Council approved and waived further reading of the ordinance.

DEVELOPMENT ADVISORY BOARD MEETING

July 16, 2018

ENVIRONMENTAL ASSESSMENT AND REVIEW FOR TENTATIVE PARCEL MAP FILE NO. PMTT17-011 AND DEVELOPMENT PLAN FILE NO. PDEV17-057: A Tentative Parcel Map (File No. PMTT17-011/TPM 19738) to subdivide 119.31 acres of land into 9 parcels in conjunction with a Development Plan (File No. PDEV17-057) to construct two industrial buildings totaling 2,217,016 square feet. The project site is bounded by Eucalyptus Avenue to the north, Cucamonga Creek Channel to the east, Merrill Avenue to the south, and Carpenter Avenue to the west, located within the General Industrial land use district of the West Ontario Commerce Center Specific Plan. The environmental impacts of this project were analyzed in the West Ontario Commerce Center Specific Plan (File No. PSP16-002) EIR (SCH#2017041074), that was adopted and certified by the City Council on July 3, 2018. This application is consistent with the EIR and introduces no new significant environmental impacts. All adopted mitigation measures of the related EIR shall be a condition of project approval and are incorporated herein by reference. The project site is

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located within the Airport Influence Area of the Ontario International Airport (ONT), and has been found to be consistent with the policies and criteria set forth within the ALUCP for ONT. The project site is also located within the Airport Influence area of Chino Airport and is consistent with policies and criteria set forth within the 2011 California Airport Land Use Planning Handbook published by the California Department of Transportation, Division of Aeronautics; (APNs: 0218-221-09, 0218-261-16, 0218-261-22, 0218-261-23, 0218-261-32, 0218-271-04, 0218-271-08, 0218-271-10, 0218-271-13 and 0218-271-18) **submitted by REDA, OLV. Continued from 6/18/18. Planning Commission action is required.**

Action: The Development Advisory Board recommended the Planning Commission approve the project subject to conditions.

ENVIRONMENTAL ASSESSMENT AND TENTATIVE TRACT MAP REVIEW FOR FILE NO. PMTT17-

003: A Tentative Tract Map (File No. PMTT17-003/TTM 20081) to subdivide 44.98 into 76 numbered lots and 62 lettered lots for residential and commercial uses, public/private streets, landscape neighborhood edges and common open space purposes for a property located on northeast corner of Ontario Ranch Road and Haven Avenue, within the Mixed Use District Planning Area 6A (Regional Commercial and Stand Alone Residential Overlay) of the Rich Haven Specific Plan. The environmental impacts of this project were previously analyzed in an addendum to The Rich Haven Specific Plan EIR (SCH# 2006051081) in conjunction with File No. PSP05-004 that was adopted by the City Council on December 4, 2007 and an Addendum to The Ontario Plan Environmental Impact Report (SCH# 2008101140) prepared in conjunction with File No. PGPA06-001 and adopted by City Council on January 27, 2010. This application is consistent with the previously adopted EIR and introduces no new significant environmental impacts. All previously adopted mitigation measures shall be a condition of project approval and are incorporated herein by reference. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP); (APNs: 218-211-02 and 218-211-05) **submitted by Brookcal Ontario LLC. Planning Commission action is required.**

Action: The Development Advisory Board recommended the Planning Commission approve the project subject to conditions.

ENVIRONMENTAL ASSESSMENT, VARIANCE AND DEVELOPMENT PLAN REVIEW FOR FILE NOS.

PVAR18-003 & PDEV18-019: A Variance (File No. PVAR18-003) for a reduction in the minimum required front and exterior side (corner) setbacks of the California Commerce Center Specific Plan, from 35 feet to 20 feet for the Francis Street (front) setback, and from 35 feet to 12 feet for the Haven Avenue (exterior side) setback, to facilitate a Development Plan (File No. PDEV18-019) to construct a 23,400-square foot industrial building on 2.05 acres of land located at the southeast corner of Francis Street and Haven Avenue, at 3500 Francis Street, within the Rail Industrial land use district of the California Commerce Center Specific Plan. The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA)

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pursuant to Section 15332 (Class 33, In-Fill Development Projects) of the CEQA Guidelines. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP); (APNs: 0211-281-56) **submitted by RGA Architects for Sares Regis Group. Planning Commission action is required.**

Action: The Development Advisory Board recommended the Planning Commission approve the project subject to conditions.

ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT PLAN REVIEW FOR FILE NO. PDEV17-037:

A Development Plan to add 5,007 square feet addition to an existing Arco AM/PM service station with a convenience store to include: 1) A new 1,369-square foot automated car wash; 2) A 290-square foot addition to the existing convenience store; and 3) A new 3,348-square foot fuel canopy, for property on 0.90 acres of land located at 2156 South Grove Avenue, within the Commercial land use district of the Grove Avenue Specific Plan. Staff has determined that the project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Section 15332 (Class 32, In-Fill Development Projects) of the CEQA 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 ONT Airport Land Use Compatibility Plan (ALUCP); (APN: 1050-491-08) **submitted by Empire Design Group, Inc.**

Action: The Development Advisory Board approved the project subject to conditions.

ZONING ADMINISTRATOR MEETING

July 16, 2018

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO.

PCUP18-004: A Conditional Use Permit request to construct 2,100 square foot prefabricated metal garage for property on 0.91 acres, located at 1518 West Phillips Street, within the AR-2 (Residential-Agricultural – 0 to 2.0 DU/AC) zoning district. Staff has determined that the project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Section 15301 (Class 1-Existing Facilities) of the CEQA guidelines. The 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 ONT Airport Land Use Compatibility Plan (ALUCP); (APN: 1011-591-18); **submitted by Mr. Benigno Adeva**

Action: The Zoning Administrator approved the project subject to conditions.

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CITY COUNCIL/HOUSING AUTHORITY MEETING

July 17, 2018

ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT AGREEMENT REVIEW FOR FILE NO.

PDA17-004: A Development Agreement (File No. PDA17-004) between the City of Ontario and Colony Commerce Center LLC, to establish the terms and conditions for the potential development of up to 1,379,501 square feet of industrial development on 57.58 acres of land generally located on the southeast corner of Merrill Avenue and Carpenter Avenue at 9467 East Merrill Avenue, within Planning Area 1 of the Colony Commerce Center West Specific Plan. The environmental impacts of this project were analyzed in the EIR (SCH# 2015061023) prepared for the Colony Commerce Center West Specific Plan (File No. PSP15-001) that was certified by the City Council on October 3, 2017. All adopted mitigation measures of the related EIR shall be a condition of project approval and are incorporated herein by reference. The proposed project is located within the Airport Influence Area of Ontario International Airport (ONT) and Chino Airport, and was evaluated and found to be consistent with the policies and criteria of both the ONT Airport and Chino Airport Land Use Compatibility Plans. (APNs: 0218-292-05 and 0218-311-11); **submitted by Prologis LP. Planning Commission recommended approval of this item on May 22, 2018 with a 6 to 0 vote.**

Action: The City Council approved and waived further reading of the ordinance.

ENVIRONMENTAL ASSESSMENT AND AIRPORT LAND USE COMPATIBILITY REVIEW FOR FILE NO.

PALU18-004: An amendment to the Ontario International Airport Land Use Compatibility Plan (ONT ALUCP) to: 1) Update airport ownership references from Los Angeles World Airports (LAWA) to Ontario International Airport Authority (OIAA); 2) Eliminate LAWA's proposal to reconfigure the ONT runway system by shifting both runways south and east of their present position (Exhibit 1-6: Simplified Airport Diagram) and rely on the existing runway system (current Airport Layout Plan) for the ONT ALUCP; and 3) Update Policy Maps 2-1: Airport Influence Area, 2-2: Safety Zones, 2-3: Noise Impact Zones, 2-4: Airspace Protection Zones and 2-5: Overflight Notification Zones to reflect impacts from the existing runway configuration and eliminate the composite approach that protects existing and LAWA's proposed runway reconfigurations. The geographic scope of the ONT ALUCP is the Airport Influence Area (AIA), which includes portions of the Cities of Ontario, Fontana, Upland, Montclair, Rancho Cucamonga, Chino, Pomona, Claremont and unincorporated portions of San Bernardino, Riverside and Los Angeles Counties. The environmental impacts of this project were previously reviewed in conjunction with File No. PADV07-008, for which a Negative Declaration (SCH# 2011011081) was adopted by the Ontario City Council on April 19, 2011. This project introduces no new significant environmental impacts. **City Initiated. The Planning Commission recommended approval of this item on June 26, 2018 with a vote of 5 to 0.**

Action: The City Council adopted a resolution approving the amendment to the Ontario International Airport Land Use Compatibility Plan.

ENVIRONMENTAL ASSESSMENT AND TENTATIVE TRACT MAP REVIEW FOR FILE NO. PMTT17-003: A Tentative Tract Map (File No. PMTT17-003/TTM 20081) to subdivide 44.98 acres of land into 76 numbered lots and 62 lettered lots for residential and commercial uses, public/private streets, landscape neighborhood edges and common open space purposes for a property located on northeast corner of Ontario Ranch Road and Haven Avenue, within the Mixed Use District Planning Area 6A (Regional Commercial and Stand Alone Residential Overlay) of the Rich Haven Specific Plan. The environmental impacts of this project were previously analyzed in an addendum to The Rich Haven Specific Plan File (No. PSP05-004) EIR (SCH# 2006051081) that was certified by the City Council on December 4, 2007 and an Addendum to The Ontario Plan (File No. PGPA06-001) EIR (SCH# 2008101140) certified by City Council on January 27, 2010. This application is consistent with the previously adopted EIR and introduces no new significant environmental impacts. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP); (APNs: 218-211-02 and 218-211-05) **submitted by Brookcal Ontario, LLC.**

Action: The Planning Commission approved the project subject to conditions.

ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT AGREEMENT FOR FILE NO. PDA17-002: A Development Agreement (File No. PDA17-002) between the City of Ontario and Brookcal Ontario, LLC, to establish the terms for the development of Tentative Tract Map 20081 (File No. PMTT17-003) to subdivide 44.98 acres of land into 76 numbered lots and 62 lettered lots for residential and commercial uses, public/private streets, landscape neighborhood edges and common open space purposes for a property located on northeast corner of Ontario Ranch Road and Haven Avenue, within the Mixed Use District Planning Area 6A (Regional Commercial and Stand Alone Residential Overlay) of the Rich Haven Specific Plan. The environmental impacts of this project were previously analyzed in an addendum to The Rich Haven Specific Plan (File No. PSP05-004) EIR (SCH# 2006051081) that was certified by the City Council on December 4, 2007 and an Addendum to The Ontario Plan (File No. PGPA06-001) EIR (SCH# 2008101140) certified by City Council on January 27, 2010. This application is consistent with the previously adopted EIR and introduces no new significant environmental impacts. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP); (APNs: 218-211-02 and 218-211-05) **submitted by Brookcal Ontario, LLC. City Council action is required.**

Action: The Planning Commission recommended the City Council approve the project.

ENVIRONMENTAL ASSESSMENT, DEVELOPMENT PLAN, AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PDEV17-033 AND PCUP17-015: A Development Plan (File No. PDEV17-033) and Conditional Use Permit (File No. PCUP17-015) to construct and establish a drive-thru

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restaurant, totaling 3,233 square feet on 0.81 acres of land, located at 1437 North Mountain Avenue, within the Main Street District of the Mountain Village Specific Plan. The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Section 15332 (Class 32, In-Fill Development Projects) of the CEQA Guidelines. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP). (APN: 1008-431-21); **submitted by Raising Cane’s Chicken Fingers.**

Action: The Planning Commission approved the project subject to conditions.

ENVIRONMENTAL ASSESSMENT, VARIANCE AND DEVELOPMENT PLAN REVIEW FOR FILE NOS.

PVAR18-003 & PDEV18-019: A Variance (File No. PVAR18-003) for a reduction in the minimum required front and exterior side (corner) setbacks of the California Commerce Center Specific Plan, from 35 feet to 20 feet for the Francis Street (front) setback, and from 35 feet to 12 feet for the Haven Avenue (exterior side) setback, to facilitate a Development Plan (File No. PDEV18-019) to construct a 23,400-square foot industrial building on 2.05 acres of land located at the southeast corner of Francis Street and Haven Avenue, at 3500 Francis Street, within the Rail Industrial land use district of the California Commerce Center Specific Plan. The project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Section 15332 (Class 33, In-Fill Development Projects) of the CEQA Guidelines. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan (ALUCP). (APN: 0211-281-56); **submitted by RGA Architects for Sares Regis Group.**

Action: The Planning Commission approved the project subject to conditions.

ENVIRONMENTAL ASSESSMENT AND REVIEW FOR TENTATIVE PARCEL MAP FILE NO. PMTT17-011 AND DEVELOPMENT PLAN FILE NO. PDEV17-057:

A Tentative Parcel Map (File No. PMTT17-011/TPM 19738) to subdivide 119.31 acres of land into 9 parcels in conjunction with a Development Plan (File No. PDEV17-057) to construct two industrial buildings totaling 2,217,016 square feet. The project site is bounded by Eucalyptus Avenue to the north, Cucamonga Creek Channel to the east, Merrill Avenue to the south, and Carpenter Avenue to the west, located within the Business Park and General Industrial land use districts of the West Ontario Commerce Center Specific Plan. The environmental impacts of this project were analyzed in the West Ontario Commerce Center Specific Plan (File No. PSP16-002) EIR (SCH#2017041074), that was certified by the City Council on July 3, 2018. This application is consistent with the EIR and introduces no new significant environmental impacts. All adopted mitigation measures of the related EIR shall be a condition of project approval and are incorporated herein by reference. The project site is located within the Airport Influence Area of the Ontario International Airport (ONT), and has been found to be consistent with the policies and criteria set forth within the ALUCP for ONT. The project site is also located within the Airport Influence area of Chino Airport and is

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consistent with policies and criteria set forth within the 2011 California Airport Land Use Planning Handbook published by the California Department of Transportation, Division of Aeronautics. (APNs: 0218-221-09, 0218-261-16, 0218-261-22, 0218-261-23, 0218-261-32, 0218-271-04, 0218-271-08, 0218-271-10, 0218-271-13 and 0218-271-18) **submitted by REDA, OLV.**

Action: The Planning Commission approved the project subject to conditions.

ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT AGREEMENT REVIEW FOR FILE NO.

PDA17-003: A Development Agreement (File No. PDA17-003) between the City of Ontario and Ontario Land Ventures, LLC, to establish the terms and conditions for the development of Tentative Parcel Map 19738 (File No. PMTT17-011). The project site is bounded by Eucalyptus Avenue to the north, Cucamonga Creek Channel to the east, Merrill Avenue to the south, and Carpenter Avenue to the west, located within the Business Park and General Industrial land use district of the West Ontario Commerce Center Specific Plan. The environmental impacts of this project were analyzed in the West Ontario Commerce Center Specific Plan (File No. PSP16-002) EIR (SCH#2017041074), that was certified by the City Council on July 3, 2018. This application is consistent with the EIR and introduces no new significant environmental impacts. All adopted mitigation measures of the related EIR shall be a condition of project approval and are incorporated herein by reference. The project site is located within the Airport Influence Area of the Ontario International Airport (ONT), and has been found to be consistent with the policies and criteria set forth within the ALUCP for ONT. The project site is also located within the Airport Influence area of Chino Airport and is consistent with policies and criteria set forth within the 2011 California Airport Land Use Planning Handbook published by the California Department of Transportation, Division of Aeronautics. (APNs: 0218-221-09, 0218-261-16, 0218-261-22, 0218-261-23, 0218-261-32, 0218-271-04, 0218-271-08, 0218-271-10, 0218-271-13 and 0218-271-18) **submitted by REDA, OLV. City Council Action Required.**

Action: The Planning Commission recommended the City Council approve the project.

ENVIRONMENTAL ASSESSMENT AND SPECIFIC PLAN AMENDMENT REVIEW FOR FILE NO.

PSPA18-005: An amendment to the California Commerce Center Specific Plan to: [1] change the land use designation on 38.09 acres of land generally located at the southeast corner of Airport Drive and Haven Avenue, from Commercial/Flood/Hotel to Light Industrial; [2] change the land use designation on 6.83 acres of land generally located at the northeast corner of Haven Avenue and Jurupa Street, from Commercial/Flood/Hotel to Light Industrial; and [3] Change the land use designation on 36.49 acres of land generally located at the northeast corner of Commerce Parkway and Jurupa Street, from Office to Light Industrial. The Specific Amendment will bring the subject parcels into conformance with the underlying Policy Plan land use designation of Industrial (0.55 FAR). The environmental impacts of this project were previously reviewed in conjunction with The Ontario Plan (File No. PGPA06-001) EIR (SCH# 2008101140) that was certified by the City Council on January 27, 2010. This project introduces no new environmental impacts. The proposed project is located within the Airport Influence Area of Ontario International Airport, and was evaluated and found to be consistent with the policies and criteria

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of the Ontario International Airport Land Use Compatibility Plan (ALUCP). (APNs: 0211-222-55, 0211-232-45, 0211-232-46, 0211-232-16, 0211-232-17, 0211-232-18, 0211-232-19, and 0211-232-20); **submitted by Ontario International Airport Authority. City Council action is required.**

Action: The Planning Commission recommended the City Council approve the project.
