

**CITY OF ONTARIO PLANNING COMMISSION/
HISTORIC PRESERVATION MEETING**

MINUTES

October 22, 2019

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**CITY OF ONTARIO PLANNING COMMISSION/
HISTORIC PRESERVATION MEETING**

MINUTES

October 22, 2019

REGULAR MEETING: City Hall, 303 East B Street
Called to order by Chairman Willoughby at 6:30 PM

COMMISSIONERS

Present: Chairman Willoughby, Vice-Chairman DeDiemar, Downs, Gage, Gregorek, Reyes, and Ricci

Absent: None

OTHERS PRESENT: Assistant Planning Director Zeledon, City Attorney Graham, Senior Planner D. Ayala, Associate Planner Antuna, Transportation Manager Bautista, and Planning Secretary Berendsen

PLEDGE OF ALLEGIANCE TO THE FLAG

The Pledge of Allegiance was led by Commissioner Ricci.

ANNOUNCEMENTS

Mr. Zeledon stated Items B-E will be taken as one item.

Mr. Gage mentioned that the Art Festival and the Cemetery Tour were both successful events the previous weekend. He stated that the Cemetery Tour started 10 years ago, at the suggestion of Mr. Richard Delman and that it has been mentioned that going forward it will be called the Richard Delman Memorial Cemetery Tour. He stated he had attended the open house at the Esperanza Lennar 55+ community and thanked staff for the work they put into it and that it was a great quality project.

PUBLIC COMMENTS

No one responded from the audience.

CONSENT CALENDAR ITEMS

A-01. MINUTES APPROVAL

Planning/Historic Preservation Commission Minutes of September 24, 2019, approved as written.

- A-02. ENVIRONMENTAL ASSESSMENT AND TENTATIVE TRACT MAP TIME EXTENTIONS FOR FILE NOS. PMTT11-003 (TTM 18026) and PMTT11-002 (TTM 18027)**: A Time Extension of the expiration date of approval for: 1) Tentative Tract Map 18026 to subdivide 29 acres of land into 102 numbered lots and 10 letters within Planning Area 4 of the West Haven Specific Plan, located at the northwest corner of Haven Avenue and Chino Avenue; and 2) Tentative Tract Map 18027 to subdivide 29 acres of land into 94 numbered lots and 5 lettered lots within Planning Area 8 of the West Haven Specific Plan, located at the northwest corner of Haven Avenue and Schaefer Avenue. The environmental impacts of this project were previously reviewed in conjunction with West Haven Specific Plan (PSP03-006) for which an EIR (SCH# 2004071095), was certified by the City Council on July 17, 2007. This application introduces no new significant environmental impacts. (APNs: 0218-151-11 and 0218-151-38) **Submitted by Stratham West Haven. City Council action is required.**

PLANNING COMMISSION ACTION

It was moved by Downs, to approve the Consent Calendar including the Planning Commission Minutes of September 24, 2019, as written, and to recommend approval of the Time Extensions for File Nos. PMTT11-002 and PMTT11-003. The motion was carried 7 to 0, with Mr. Willoughby abstaining from the minutes vote as he was not present at the meeting.

PUBLIC HEARING ITEMS

- B. MILLS ACT CONTRACT REVIEW FOR FILE NO. PHP19-004**: A Mills Act Contract for a 2,040 square foot Usonian style single-family residence, designated Local Landmark No. 82 known as the Robert N. Williams House, located at 205 East Sixth Street within the LDR-5 (Low Density Residential-2.1 to 5.0 DU/Acre) zoning district. The Contract is not considered a project pursuant to Section 21065 of the CEQA Guidelines. (APN: 1047-241-03) **submitted by Darius Long. City Council action is required.**
- C. MILLS ACT CONTRACT REVIEW FOR FILE NO. PHP19-007**: A Mills Act Contract for a 3,350 square foot Mediterranean Revival style single-family residence, a Contributor within the Armsley Square Historic District known as the Stephen A. Craig House, located at 408 West Armsley Square within the RE-4 (Residential Estate-2.1 to 4.0 DU/Acre) zoning district. The Contract is not considered a project pursuant to Section 21065 of the CEQA Guidelines. (APN: 1047-341-09) **submitted by Jason and Maria Lawliss. City Council action is required.**
- D. MILLS ACT CONTRACT REVIEW FOR FILE NO. PHP19-008**: A Mills Act Contract for a 1,242 square foot Mediterranean Revival style single-family residence, a Contributor within the Rosewood Court Historic District known as the C.E. Pratt House, located at 130 East J Street within the LDR-5 (Low Density Residential-2.1 to 5.0 DU/Acre) zoning district. The Contract is not considered a project pursuant to Section 21065 of the CEQA Guidelines. (APN: 1048-071-05) **submitted by Peter Bugbee. City Council action is required.**
- E. MILLS ACT CONTRACT REVIEW FOR FILE NO. PHP19-010**: A Mills Act

Contract for a 3,652 square foot American Foursquare style single-family residence, a Contributor within the Euclid Avenue Historic District and Local Landmark No. 40 known as the Captain John P. Robertson House, located at 907 North Euclid Avenue within the LDR-5 (Low Density Residential-2.1 to 5.0 DU/Acre) and EA (Euclid Avenue Overlay) zoning districts. The Contract is not considered a project pursuant to Section 21065 of the CEQA Guidelines. (APN: 1048-043-13) **submitted by John Aylyng and Dianne Fife. City Council action is required.**

Associate Planner Antuna, presented the staff report. She described the Mills Act Contract program and the properties that are eligible and what the incentives are given for. She described each property, the improvements being made, the estimated savings and reduction in city revenue over 10 years. She stated that staff is recommending the Planning Commission recommend approval of File Nos. PHP19-004, PHP19-007, PHP19-008 and PHP19-010, pursuant to the facts and reasons contained in the staff report and attached resolution, and subject to the conditions of approval.

Mr. Downs wanted to know what “Usonian” referred to.

Ms. Antuna stated it is an architectural style.

PUBLIC TESTIMONY

No one responded.

As there was no one wishing to speak, Chairman Willoughby closed the public testimony

Mr. Gage stated what a great inventory of homes being proposed and he is glad people are putting money into these homes, as there is way more benefit to the city than the monetary value, as these homes get preserved rather than going into disrepair.

Mr. Willoughby thanked staff for their work on the historic properties.

PLANNING COMMISSION ACTION

It was moved by Downs, seconded by Gage, to recommend adoption of a resolution to approve the Mills Act Contracts, File Nos. PHP19-004, PHP19-007, PHP19-008 and PHP19-010, subject to conditions of approval. Roll call vote: AYES, DeDiemar, Downs, Gage, Gregorek, Reyes, Ricci and Willoughby; NOES, none; RECUSE, none; ABSENT, none. The motion was carried 7 to 0.

MATTERS FROM THE PLANNING COMMISSION

Old Business Reports From Subcommittees

Historic Preservation (Standing): This subcommittee met on October 10, 2019.

- Discussed Mills Act Contracts
- Discussed the Festival of Arts and Cemetery tour.

Development Code Review (Ad-hoc): This subcommittee did not meet.

Zoning General Plan Consistency (Ad-hoc): This subcommittee did not meet.

New Business

Mr. Gage stated that Ontario Heritage put on a show, at the cemetery, for the Upland sister city visitors from Mildura, Australia. He stated that the visitors talked about another city, Renmark, Australia, that was also founded by the Chaffey Brothers and has a Euclid corridor like Ontario. He wanted to know what the process is to recommend Renmark, Australia, to be a sister city for Ontario.

Mr. Zeledon stated that City Council would need to approve that and that Ontario already has a sister city in Mexico.

NOMINATIONS FOR SPECIAL RECOGNITION


Mr. Zeledon stated the presentation to the Ontario Mills entrance will be coming in November.

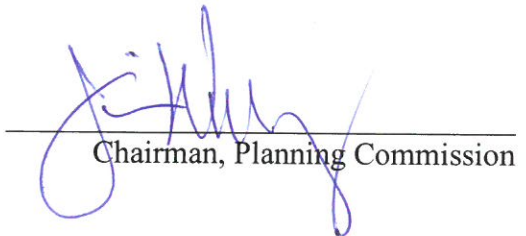
DIRECTOR'S REPORT

Mr. Zeledon stated the Monthly Activity Reports are in their packets.

ADJOURNMENT

Gregorek motioned to adjourn, passed unanimously. The meeting was adjourned at 6:58 PM.


Secretary Pro Tempore


Chairman, Planning Commission