

CITY OF ONTARIO SPECIAL PLANNING COMMISSION MEETING AGENDA

July 14, 2009

Council Chambers, City Hall
303 East "B" Street, Ontario, California 91764

6:30 P.M.

WELCOME to a meeting of the Ontario Planning Commission.

All documents for public review are on file in the Planning Department located at 303 East B Street, Ontario, CA 91764.

- *Anyone wishing to speak during public comment or on a particular item should fill out a blue slip and submit it to the Secretary.*
 - *Comments will be limited to 5 minutes. Speakers will be alerted when their time is up. Speakers are then to return to their seats and no further comments will be permitted.*
 - *In accordance with State Law, remarks during public comment are to be limited to subjects within the Commission's jurisdiction. Remarks on other agenda items will be limited to those items.*
 - *Remarks from those seated or standing in the back of the chambers will not be permitted. All those wishing to speak including Commissioners and Staff need to be recognized by the Chair before speaking.*
 - *The City of Ontario will gladly accommodate disabled persons wishing to communicate at a public meeting. Should you need any type of special equipment or assistance in order to communicate at a public meeting, please inform the Planning Department at (909) 395-2036, a minimum of 72 hours prior to the scheduled meeting.*
 - *Please turn off all communication devices (phones and beepers) or put them on non-audible mode (vibrate) so as not to cause a disruption in the Commission proceedings.*
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ROLL CALL

Delman __ Gage __ Gregorek __ Hartley __ Kim __ Lizarraga __ Nelsen __

PLEDGE OF ALLEGIANCE TO THE FLAG

ANNOUNCEMENTS

- 1) Agenda Items
- 2) Commissioner Items

PUBLIC COMMENTS

Citizens wishing to address the Planning Commission 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 Planning Commission values your comments, the Commission cannot respond nor take action until such time as the matter may appear on the forthcoming agenda.

PUBLIC HEARINGS

For each of the items listed under PUBLIC HEARING ITEMS, 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 Planning Commission 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.

A. **THE POLICY PLAN (File No. PGPA 06-001)**. A comprehensive update of the City's General Plan. The Policy Plan (General Plan) is one of six components of The Ontario Plan ("TOP"), a dynamic framework for sustained, comprehensive leadership in building the City. TOP integrates components of city governance documents that are typically disconnected and places them into a single guidance system that will shape the City of Ontario for 20 years or more into the future. The Policy Plan meets the California Code requirements for a general plan and would serve as a comprehensive update to the City of Ontario General Plan approved in 1992. An Environmental Impact Report for the Policy Plan was prepared pursuant to the requirements of the California Environmental Quality Act.

1. **EIR** (Environmental Impact Report)

Motion to Recommend City Council Certification

2. **Policy Plan**

Motion to Recommend City Council Approval of GPA06-001

3. **The Ontario Plan**

Motion to Recommend City Council Adoption of The Ontario Plan Framework

B. **ENVIRONMENTAL ASSESSMENT AND SPECIFIC PLAN AMENDMENT FOR FILE NO. PSPA09-002**: An amendment to The Ontario Center Specific Plan to allow smoking lounges, hookah lounges, and similar facilities as a conditionally permitted use in the Garden Commercial and Urban Commercial designations and establish development standards for the operation of said facilities. The project is exempt from the California Environmental Quality Act (CEQA) pursuant to the general rule of exemption contained in Section 15061(b)(3) of the CEQA Guidelines. **City Initiated.**

4. **File No. PSPA09-002** (Specific Plan Amendment)

Motion to Approve/Deny

C. **ENVIRONMENTAL ASSESSMENT AND SPECIFIC PLAN AMENDMENT FOR FILE NO. PSPA09-003**: An amendment to the California Commerce Center North/Ontario Gateway Plaza/Wagner Properties (“The Mills”) Specific Plan to allow smoking lounges, hookah lounges, and similar facilities as a conditionally permitted use in the Commercial/Office designation and establish development standards for the operation of said facilities. The project is exempt from the California Environmental Quality Act (CEQA) pursuant to the general rule of exemption contained in Section 15061(b)(3) of the CEQA Guidelines. **City Initiated.**

1. **File No. PSPA09-003** (Specific Plan Amendment)

Motion to Approve/Deny

MATTERS FROM THE PLANNING COMMISSION

DIRECTOR’S REPORT



I, Rhonda Quinn, Administrative Assistant of the City of Ontario, or my designee, hereby certify that a true, accurate copy of the foregoing agenda was posted on July 9, 2009, at least 72 hours prior to the meeting per Government Code Section 54964.2 at 303 East “B” Street, Ontario.

Rhonda Quinn