



City of Fontana Planning Commission Minutes

Cathline Fort, Chair
Idilio Sanchez, Vice Chair
Ralph Thrasher, Secretary
Raj Sangha, Commissioner
Ricardo Quintana, Commissioner

Tuesday May 2, 2023	6:00 P.M.	Grover W. Taylor Council Chambers
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CALL TO ORDER/ROLL CALL:

A. Call to Order/Roll Call:

A regular meeting of the City of Fontana Planning Commission was held on Tuesday, May 2nd, 2023. Chair Fort called the meeting to order at 6:02 p.m.

Present: Chair Fort, Commissioners Sangha and Quintana

Absent: Vice Chair Sanchez and Secretary Thrasher

INVOCATION/PLEDGE OF ALLEGIANCE:

A. Invocation/Pledge of Allegiance:

Following the Invocation by Chair Fort, the Pledge of Allegiance was led by Commissioner Quintana.

PUBLIC COMMUNICATIONS:

A. Public Communications:

None.

CONSENT CALENDAR:**A. Approval of Minutes:**

Approve the Regular Planning Commission Meeting Minutes of April 18th, 2023.

ACTION: A Motion was made by Commissioner Sangha and seconded by Commissioner Quintana and passed by a vote of 3-0-2 to approve the Consent Calendar.

The motion carried by the following vote:

AYES: Fort, Sangha and Quintana; NOES: None; ABSTAIN: None.

ABSENT: Sanchez and Thrasher

PH-A Master Case No. 22-089: Tentative Parcel Map No. 20560 (Tentative Parcel Map No. 22-046) and Design Review No. 22-046. A proposal for a tentative parcel map to consolidate two parcels into one and site and architectural review for the construction of an industrial commerce center building totaling approximately 100,256 square feet on 4.89 adjusted gross acres. (Continued from April 18, 2023).

Chair Fort opened Public Hearing

Candida Neal, Planning Contractor, presented the staff report and answered questions of the commission.

The commission asked staff for clarification on the amount of feet for stacking of the project.

Another discussion took place between the commission and staff regarding a possible walkable pedestrian sidewalk.

The applicant, Clark Neuhoﬀ, stated that he read and agreed to the Conditions of Approval.

The applicant, and commission discussed the building design of the project.

The project architect spoke regarding the pedestrian path and the walking path width along the edge of the road and the railway.

Additionally, the commission and staff discussed a typical width and minimum requirements of a sidewalk.

No one spoke in favor or opposition of this item.

The Public Hearing was closed.

RECOMMENDATION:

Based on the information in the staff report and subject to the attached Findings and Conditions of Approval, staff recommends that the Planning Commission adopt Resolution PC No. 2023- 020; and,

- 1. Adopt the Addendum and Mitigation, Monitoring, and Reporting Program to the Southwest Industrial Park Specific Plan Program Environmental Impact Report (SCH NO. 2009091089) and direct staff to file a Notice of Determination; and,**
- 2. Approve Tentative Parcel Map No. 20630 (Tentative Parcel Map No. 22-046)**
- 3. Approve Design Review No. 22-046**

ACTION: Motion was made by Commissioner Quintana and seconded by Commissioner Sangha and passed by a vote of 3-0-2 to adopt Resolution PC No. 2023-020; Approve Master Case No. 22-089; Tentative Parcel Map No. 20630 (Tentative Parcel Map No. 22-046) and Approve Design Review No. 22-046.

The motion carried by the following vote:

AYES: Fort, Sangha and Quintana; NOES: None; ABSTAIN: None.

ABSENT: Sanchez and Thrasher

PH-B Master Case No. 22-019: Conditional Use Permit 22-005 and Administrative Site Plan No. 22-004 - Request to establish a truck sales facility consisting of a sales office, display area, service/repair bays and wash station on a lot totaling approximately 2.7 gross acres.

Chair Fort opened Public Hearing.

George Velarde, Assistant Planner, presented the staff report and answered questions of the commission.

The commission asked for clarification on additional changes on the design or usage compared to when the project was first approved.

Staff confirmed that there were no significant changes to the project.

The commission and staff discussed the Spanish style architecture of the project.

Staff commented on the architectural compatibility of the project. The commission briefly commented on their concerns regarding other contemporary design projects and future developments surrounding the project.

The commission also asked for clarification on hours of operation for the project.

The applicant, Paula Glez, stated that she read and agreed to the Conditions of Approval and commented on the design and elements of the project.

No one spoke in favor or opposition of this item.

The Public Hearing was closed.

RECOMMENDATION:

Based on the information in the staff report and subject to the attached Findings and Conditions of Approval, staff recommends that the Planning Commission adopt Resolution PC No. 2023-021; and,

- 1. Determine that the proposed project is exempt pursuant to Section 15322 Class 32, (In-Fill Development Projects) and Section 3.22 of the 2019 Local Guidelines for implementing CEQA, and direct staff to file a Notice of Exemption; and,**
- 2. Approve Conditional Use Permit No. 22-005 and Administrative Site Plan No. 22-004.**

ACTION: Motion was made by Commissioner Sangha and seconded by Commissioner Quintana and passed by a vote of 3-0-2 to; adopt Resolution PC No. 2023-021 and approve Conditional Use Permit No. 22-005 and Administrative Site Plan No. 22-004.

The motion carried by the following vote:

AYES: Fort, Sangha and Quintana; NOES: None; ABSTAIN: None.

ABSENT: Sanchez and Thrasher

DIRECTOR COMMUNICATIONS:

A. Director Communications:

None.

COMMISSION COMMENTS:**A. Public Communication Commission Comments:**

Commissioner Sangha thanked both the IT Department and Planning staff for setting up the meeting and for providing the needed information to make necessary decisions; thanked everyone for the opportunity to serve.

Commissioner Quintana commented on his recent attendance to the "Special Needs Resource Fun Day".

Chair Fort commented on the various projects that come through for review to the Planning Commission and spoke briefly regarding their consistency and contemporary designs.

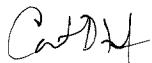
ADJOURNMENT:

Chair Fort adjourned the meeting at 6:43 p.m. to the next Regular Planning Commission Meeting on Tuesday, May 16, 2023, at 6:00 p.m. in the Grover W. Taylor Council Chambers located at 8353 Sierra Avenue, Fontana, California.



Susana Gallardo
Specialist to the Deputy City Clerk

**THE FOREGOING MINUTES WERE APPROVED BY THE PLANNING COMMISSION
ON THE 16th DAY OF MAY 2023.**



Cathline Fort
Chairperson

Certificate Of Completion

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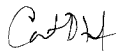
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Cathline Fort
cathlinefort@verizon.net
Security Level: Email, Account Authentication
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Kkasinger@fontana.org

Records Coordinator

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Required hardware and software

Operating Systems:	Windows2000? or WindowsXP?
Browsers (for SENDERS):	Internet Explorer 6.0? or above
Browsers (for SIGNERS):	Internet Explorer 6.0?, Mozilla FireFox 1.0, NetScape 7.2 (or above)
Email:	Access to a valid email account
Screen Resolution:	800 x 600 minimum
Enabled Security Settings:	<ul style="list-style-type: none">•Allow per session cookies•Users accessing the internet behind a Proxy Server must enable HTTP 1.1 settings via proxy connection

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