



CITY OF POMONA

COUNCIL REPORT

June 3, 2024

To: Honorable Mayor and Members of the City Council

From: Anita D. Gutierrez, City Manager

Submitted By: Ata Khan, Deputy Director of Development Services

**SUBJECT: APPEAL OF PLANNING COMMISSION DECISION FOR
PROPOSED OUTDOOR STORAGE YARD AT 2000 POMONA
BOULEVARD (Case File: CUP 000286-2024)**

RECOMMENDATION:

Staff recommends that the City Council schedule the appeal for a public hearing for the regularly scheduled City Council meeting of June 17, 2024.

EXECUTIVE SUMMARY:

On May 8, 2024, at its regularly scheduled meeting, the Planning Commission held a public hearing and continued a request for an outdoor storage yard (*Case File: CUP-000286-2024*) at 2000 Pomona Boulevard to the next regularly scheduled meeting of May 22, 2024 (6-1-0-0). The Commission asked for additional clarification on the proposed uses, and an updated site plan. On May 22, 2024, the Planning Commission denied the request (4-3-0-0). The City Council may either uphold this decision or schedule the matter for a public hearing, which can be scheduled on June 17, 2024 at the regularly scheduled City Council meeting.

SB1439/GOVERNMENT CODE §84308 APPLICABILITY:

☐ When this box is checked, it indicates the agenda item is subject to the Levine Act SB1439 requirements. Councilmembers are reminded to check their campaign contributions and determine whether they have received a campaign contribution of \$250 or more that would require disclosure and/or recusal from discussing or acting on this agenda item. Campaign contributions of \$250 or more made 1) by any person or entity who is identified in the agenda report as the applicant or proposer or 2) on behalf of the applicant or participant, including a parent, subsidiary or otherwise related business entity, or 3) by any person who has a financial interest in the agenda item requires a councilmember to comply with SB1439.

FISCAL IMPACT:

There is no fiscal impact to this action.

DISCUSSION:

On May 8, 2024, the Planning Commission, at its regularly scheduled meeting, conducted a public hearing to consider a Conditional Use Permit application for a proposed outdoor storage yard at 1313 East Phillips Boulevard. The applicant is 2000 Pomona Blvd Owner. The Planning Commission motioned to continue the public hearing to May 22, 2024, which passed 6-1-0-0. On May 22, 2024, the Planning Commission considered the request at the continued public hearing, and first motioned to approve the request; this failed 3-4-0-0. The subsequent motion to deny passed 4-3-0-0. The denial was based upon findings of denial made into the record by various commissioners, which were then incorporated into a draft denial resolution (Attachment No. 2).

On May 28, 2024, the applicant filed an appeal of the Planning Commission decision (Attachment No. 3). Appeals, per the Pomona Zoning Ordinance, require a one or two step process. First, Council considers the appeal at consent as either upholding the Planning Commission decision or scheduling a public hearing to consider the matter. If it motions to schedule a public hearing, the second step is to schedule the public hearing, which in this case will be the regularly scheduled meeting of the City Council on June 17, 2024.

Prepared by:



Ata Khan
Deputy Director
Development Services

ATTACHMENT(S):

Attachment No. 1 – Copy of Agenda Packet for May 22, 2024 Planning Commission

Attachment No. 2 – Draft Denial Resolution of Planning Commission

Attachment No. 3 – Applicant Appeal Submittal