

City of Pomona

505 S. Garey Ave
Pomona, CA 91766



Regular Meeting Agenda

Thursday, January 31, 2019

10:00 AM

City Council Conference Room

Development Plan Review Hearing

PLEASE NOTE:

Any member of the public may speak on any item under review by the Development Services Director after "being recognized" by the Director. After the Director recognizes you, state your name and address. Generally, after the item is introduced, the order of presentation begins with staff introduction and presentation. The project applicant or his/her authorized representative may then comment. Next, interested members of the public may speak. Additional comments by the applicant or staff, as appropriate, may follow.

Staff and the public are reminded that they must preserve order and decorum throughout the Hearing. In that regard, staff and the public are advised that any delay or disruption in the proceedings or a refusal to obey the orders of the Development Services Director constitutes a violation of these rules.

- Each speaker will be permitted to speak for three (3) minutes to address items that are listed on the agenda or topics which are within the jurisdictional authority of the Development Services Director.*
- No profanity, personal attacks, booing, cheering, applauding or other conduct disruptive to the hearing will be permitted. Any person not adhering to these rules may be asked to leave the room.*
- We ask that you please respect the business nature of this hearing and the order required for the proceedings conducted in the Administrator's Board Room*

At the close of testimony, the matter will return to the Director for discussion and action

GENERAL INFORMATION:

Director Hearings are scheduled on a submittal basis and usually scheduled on first and third Tuesdays or Thursdays of the Month once an application is ready to be scheduled. Assistance will be provided to those requiring accommodations for disabilities in compliance with the Americans with Disabilities Act. Interested persons must request the accommodation at least two working days in advance of the meeting by contacting the Planning Division at (909) 620-2090.

El horario de cada junta generalmente es el primer y tercer martes o jueves de cada mes. Asistencia es proporcionado para personas que requieren alojamiento en cumplimiento con Americanos con Discapacidades (ADA). Si usted necesita alojamiento, por favor llame a 909-620-2090 un mínimo de dos días antes de la junta.

All documents submitted for the public hearing will become public information. Plans and other supporting documents are available at the Development Services Department at 505 N. Garey Avenue. They are also posted on the City of Pomona's website (<http://www.ci.pomona.ca.us>).

Plans and other supporting documents may be viewed any day until noon the day of the meeting. Copies will be provided at cost when feasible. The Development Services Department is generally open 7:30 a.m. to 6:00 p.m., Mondays through Thursdays. Reduced hours may be in effect.

We appreciate your interest in the conduct of your City's business. Information about the City or the items discussed in this report may be referred to: City of Pomona, Development Services Department, 505 N. Garey Avenue, Pomona, CA 91769, 909-620-2090.

City Staff

Anita D. Gutierrez, AICP, Acting Development Services Director

A. CALL TO ORDER:

Anita Gutierrez, AICP, Acting Development Services Director

B. PLEDGE OF ALLEGIANCE:

Anita D. Gutierrez, AICP, Acting Development Services Director

C. ROLL CALL:

Anita D. Gutierrez, AICP, Acting Development Services Director

D. HEARING ITEMS

1. Development Plan Review (DPR 9669-2018)

Project Address: 1079-1091 S. Garey Avenue

Project Applicant: Startel Investments LLC

Project Planner: Alina Barron, Assistant Planner

Council District: CC District No. 2

Development Plan Review for an exterior façade renovation and interior tenant improvement to convert an existing mixed-use structure to a commercial structure located at 1079-1091 S. Garey Avenue in the Midtown Segment of the Pomona Corridors Specific Plan. Pursuant to the provisions of the California Environmental Quality Act (CEQA Public Resources Code, Section 21084 et. seq.), this project meets the requirements for a Categorical Exemption in compliance with Article 19, Section 15301, (Class 1 - Minor Alteration of Existing Facilities).

Recommendation:

Staff recommends that the Development Services Director approve Development Plan Review (DPR 9669-2018), subject to conditions.

Attachments: [Staff Report](#)

[Attachment 1 - Draft Resolution for Development Plan Review \(DPR 9669-2018\)](#)

[Attachment 2 - Vicinity Map and Aerial](#)

[Attachment 4 - Street Photographs.docx](#)

[Attachment 5 - Reduced Plans \(11" x 17"\)](#)

[Attachment 5 - Public Hearing Notice and 1,000' Radius Map](#)

2. Development Plan Review (DPR 10678-2018)

Project Address: 360 E. Holt Avenue

Project Applicant: John Pena

Project Planner: Alex Jimenez, Assistant Planner

Council District: CC District No. 4

Development Plan Review for an exterior façade renovation and interior tenant improvement to convert an existing commercial retail unit to a residential unit located at 360 E. Holt Avenue in the City Gateway Segment of the Pomona Corridors Specific Plan. Pursuant to the provisions of the California Environmental Quality Act (CEQA Public Resources Code, Section 21084 et. seq.), this project meets the requirements for a Categorical Exemption in compliance with Article 19, Section 15301, (Class 1 - Minor Alteration of Existing Facilities).

Recommendation:

Staff recommends that the Development Services Director approve Development Plan

Review (DPR 10678-2018), subject to conditions.

Attachments:

[Staff Report](#)

[Attachment 1: Draft Resolution for Development Plan Review \(DPR 10678-2018\)](#)

[Attachment 2: Location Map & Aerial Photograph](#)

[Attachment 3: Project Site Photographs](#)

[Attachment 4: Full Size Plans \(separate cover\)](#)

[Attachment 5: Public Notice and Radius Map](#)

ADJOURNMENT:

The City of Pomona Development Plan Review hearing is hereby adjourned to a date, time, and location to be determined.

CERTIFICATION OF POSTING AGENDA

I, Anita D. Gutierrez, AICP, Acting Development Services Director for the City of Pomona, hereby certify that the agenda for the January 31, 2019 meeting of the Development Plan Review Hearing was posted in City Hall, near the door of the City Council Chambers, and on the City's website www.ci.pomona.ca.us on January 24, 2019. I declare under the penalty of perjury that the foregoing is true and correct.

*Anita D. Gutierrez, AICP
Acting Development Services Director*