

PLANNING COMMISSION

REGULAR MEETING OF

May 4, 2016

7:00 p.m.

CITY COUNCIL CHAMBERS

25541 BARTON ROAD, LOMA LINDA, CA 92354

- A. **CALL TO ORDER** - Persons wishing to speak on an agenda item are asked to complete an information card and present it to the secretary. The Planning Commission meeting is recorded to assist in the preparation of the minutes, and you are, therefore, asked to give your name and address prior to offering testimony. All testimony is to be given from the podium.
- B. **ROLL CALL**
- C. **PLEDGE OF ALLEGIANCE**
- D. **ITEMS TO BE DELETED OR ADDED**
- E. **ORAL REPORTS/PUBLIC PARTICIPATION ON NON-AGENDA ITEMS (LIMITED TO 30 MINUTES; 3 MINUTES ALLOTTED FOR EACH SPEAKER)** - This portion of the agenda provides opportunity to speak on an item, which is **NOT** on the agenda. Pursuant to the Brown Act, the Planning Commission can take no action at this time; however, the Planning Commission may refer your comments/concerns to staff, or request the item be placed on a future agenda.
- F. **NEW BUSINESS**
- G. **PUBLIC HEARINGS (THREE MINUTES IS ALLOTTED FOR EACH SPEAKER PER PUBLIC HEARING ITEM)**

1. **PRECISE PLAN OF DESIGN (PPD) NO. 14-154 – CONTINUED** – A PROPOSAL TO CONSTRUCT A 15,880 SQUARE FOOT MEDICAL OFFICE BUILDING ON A VACANT LOT LOCATED AT 25925 BARTON ROAD WITHIN THE INSTITUTIONAL ZONE.

RECOMMENDATION

Staff recommends that the Planning Commission continue the public hearing for Precise Plan of Design No. PPD 14-154 to the May 18, 2016 Planning Commission meeting.

2. **PRECISE PLAN OF DESIGN NO. 16-019** – A REQUEST FOR APPROVAL OF THE PROPOSED ARCHITECTURAL DESIGNS AND CONFIGURATIONS OF THE 35-UNIT, SINGLE FAMILY SUBDIVISION AT THE SOUTHEAST CORNER OF CALIFORNIA STREET AND CITRUS AVENUE.

RECOMMENDATION

Staff recommends that the Planning Commission continue the public hearing for Precise Plan of Design No. PPD 16-019 to the June 1, 2016 Planning Commission meeting.

H. REPORTS BY THE PLANNING COMMISSIONERS

I. COMMUNITY DEVELOPMENT DIRECTOR REPORT

- J. ADJOURNMENT** - Reports and documents relating to each agenda item are on file in the Department of Community Development and are available for public inspection during normal business hours, Monday through Thursday, 7:00 a.m. to 5:30 p.m. The Loma Linda Branch Library can also provide an agenda packet for your convenience.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at (909) 799-2819. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. Later requests will be accommodated to the extent feasible.

Staff Report City of Loma Linda

From the Department of Community Development

PLANNING COMMISSION MEETING OF MAY 4, 2016

TO: PLANNING COMMISSION

FROM: KONRAD BOLOWICH, ASSISTANT CITY MANAGER

SUBJECT: PRECISE PLAN OF DESIGN (PPD) NO. 14-154 – CONTINUED – A PROPOSAL TO CONSTRUCT A 15,880 SQUARE FOOT MEDICAL OFFICE BUILDING ON A VACANT LOT LOCATED AT 25925 BARTON ROAD WITHIN THE INSTITUTIONAL (I) ZONE.

BACKGROUND

The May 4, 2016 Planning Commission meeting was cancelled due to lack of business. PPD 14-154 will be continued to the May 18, 2016 Planning Commission meeting.

At the March 2, 2016 Planning Commission meeting, the Commission continued Precise Plan of Design No. 14-154 to allow the applicant to work with staff to arrive at an acceptable solution to the proposed driveway off Barton Road. Staff and the applicant have tentatively agreed on an option that staff must first take to Southern California Edison and the property owners of the Meridian Center for tentative approval.

RECOMMENDATION

Staff recommends that the Planning Commission continue Precise Plan of Design No. PPD 14-154 to the May 18, 2016 Planning Commission meeting.

Staff Report

City of Loma Linda

From the Department of Community Development

PLANNING COMMISSION MEETING OF MAY 4, 2016

TO: PLANNING COMMISSION

FROM: KONRAD BOLOWICH, ASSISTANT CITY MANAGER
COMMUNITY DEVELOPMENT DIRECTOR

SUBJECT: PRECISE PLAN OF DESIGN NO. 16-019 – CITRUS LANE – A REQUEST FOR APPROVAL OF THE PROPOSED ARCHITECTURAL DESIGNS AND CONFIGURATIONS OF THE 35-UNIT, SINGLE FAMILY SUBDIVISION AT THE SOUTHEAST CORNER OF CALIFORNIA STREET AND CITRUS AVENUE

SUMMARY

The Project Proponent is requesting approval of the proposed architectural designs and configurations of 35 proposed single-family dwelling units associated with the recently approved, 35-lot subdivision and annexation for the project more commonly known as Citrus Lane. The 35-unit project is located on 9.5 acres on the southeast corner of California Street and Citrus Avenue in the R-1 (Single Family Residence) Zone.

At this time, the applicant is working with staff to address some minor issues regarding the site plan layout.

RECOMMENDATION

Staff recommends that the Planning Commission continue the public hearing for Precise Plan of Design No. PPD 16-019 to the June 1, 2016 Planning Commission meeting.