

CITY OF COLTON

PLANNING COMMISSION AGENDA

COUNCIL CHAMBERS, 650 NORTH LA CADENA DRIVE, COLTON, CA 92324

REGULAR MEETING – Tuesday, June 14, 2022 – 5:30 P.M.

Colton - PC Agenda_6-14-2022

Documents:

[COLTON - PC AGENDA_6-14-2022.PDF](#)

A. CALL TO ORDER

B. ROLL CALL

C. PLEDGE OF ALLEGIANCE

D. APPROVAL OF MEETING MINUTES

Documents:

[05-24-22_ PC AGENDA MEETING MINUTES_FINAL DRAFT.PDF](#)

E. PUBLIC COMMENTS

F. PUBLIC HEARING

FILE INDEX NUMBER: DAP-001-674 Live/Work Units
(Continued from May 24, 2022)

APPLICANT: Jonathan Zane

PROPERTY OWNER: Mike Patchen

PROPERTY LOCATION: 200 W. Congress Street

ASSESSOR'S PARCEL NUMBER: 0163-281-09

REQUEST: A Conditional Use Permit to allow a live/work industrial building located within the Sensitive Development Area (SDA) zone and Architectural & Site Plan Review to establish two live/work buildings to include: Building 1 with a 2,214 square feet warehouse/manufacturing area and with a 361 square-foot one bedroom living unit on the second floor totaling 2,575; Building 2 with 2,253 square feet of

warehousing/manufacturing area and with a 361 square-foot one bedroom living unit on the second floor totaling 2,614. Other features include landscaping and site improvements, on a vacant lot measuring approximately 16,684 square feet Zoned M-1/SDA (Light Industrial/Sensitive Development Area).

ENVIRONMENTAL DETERMINATION: Under California Public Resources Code section 21080.17, the California Environmental Quality Act ("CEQA"), Exempt under CEQA, Article 19, Section 15303, Class 3 (Construction or Conversion of Small Structures). This section pertains to construction or replacement of minor structures accessory to (appurtenant) commercial facilities not exceeding 10,000 square feet.

STAFF RECOMMENDATION. Staff recommends that the Planning Commission adopt the following resolutions approving the proposed project:

RESOLUTION NO. R-10-22. A RESOLUTION OF THE OF THE CITY OF COLTON PLANNING COMMISSION APPROVING CONDITIONAL USE PERMIT AND ARCHITECTURAL AND SITE PLAN REVIEW FOR TWO LIVE/WORK INDUSTRIAL BUILDING UNITS PROJECT ON PROPERTY MEASURING APPROXIMATELY .5 ACRES LOCATED AT 200 WEST CONGRESS STREET WITHIN THE M-1 (LIGHT INDUSTRIAL) ZONE, SENSITIVE DEVELOPMENT AREA OVERLAY (SDA). (FILE INDEX NO. DAP001-674)

Documents:

[ITEM F-1- DAP-001-674_200 CONGRESS.PDF](#)

G. DIRECTOR'S REMARKS/REVIEW OF CITY COUNCIL AGENDAS

H. COMMISSION COMMENTS

I. ADJOURNMENT

Next Scheduled Meeting: Tuesday, June 28, 2022

Documents Related to Open Session Agendas (SB 343). *Any public record, relating to an open session agenda item, that is distributed within 72 hours prior to the meeting is available for public inspection Monday through Thursday 7:30 am to 5:00 p.m. at the City of Colton Development Services Department located at the Civic Center Annex (across the street from City Hall) at 659 N. La Cadena Drive, Colton, CA 92324. The meeting will be an in-person meeting and comments via telephone or zoom will not be available.*

Appeal of Planning Commission Action. *If you challenge in court any action of the Planning Commission related to a public hearing item, you may be limited to raising only those issues you or someone else has raised at the public hearing described in this notice, or in written correspondence delivered to the City at, or prior to, the public hearing. A decision of the Planning Commission may be appealed to the City Council. An appeal must be filed within ten (10) days following the appellant's receipt of notice of the action.*

ADA Compliance. *In compliance with the Americans with Disabilities Act, if you need special assistance to participate in a Planning Commission Meeting, please contact the*

Planning Division at 909-370-5079. Notification forty-eight (48) hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.