



CITY OF COLTON PLANNING COMMISSION AGENDA MINUTES

COUNCIL CHAMBERS, 650 NORTH LA CADENA DRIVE, COLTON, CA 92324
REGULAR MEETING –TUESDAY, APRIL 27, 2021 – 5:30 P.M.

A. **CALL TO ORDER** at 5:31 p.m.

B. **ROLL CALL**

Present

Carmen Cervantes
Chair Richard Prieto
Angel Delgado
Vice Chair Gary Grossich
Daniel Payne
Adam Raymond – Arrived at 5:40 p.m.
Tish Baden

Commissioners:

Carmen Cervantes, District 1
Richard Prieto, District 2 (Chair)
Angel Delgado, District 3
Gary Grossich, District 4 (Vice Chair)
Daniel Payne, District 5
Adam Raymond, District 6
Tish Baden, At Large

Commissioners Absent:

Staff Present:

Mark Tomich, Development Services Director
Sara Owsowitz, City Attorney
Mario Suarez, Planning Manager
David Alvarez, Senior Planner
Steve Gonzales, Associate Planner

C. **PLEDGE OF ALLEGIANCE** Led by Richard Prieto

D. **APPROVAL OF MEETING MINUTES FOR**

April 13, 2021, Draft Planning Commission Minutes

Motion and second by Commissioner Delgado / Commissioner Grossich to approve.

Roll Call vote: Ayes: 6 Noes: 0 Absent: 1 Abstain: 0

E. **PUBLIC COMMENTS:**

None

F. **COMMISSION DISCUSSION:**

Staff presentation and discussion of proposed Development Services Department FY2021-22 Budget

Presented by: Mark Tomich, Development Services Director

G. NEW BUSINESS

1. HP0-000-092

AMKO RECYCLING

APPLICANT: Frank Aguilar, Amko Recycling, LLC

PROPERTY OWNER: John J Chang, Amko Recycling, LLC

PROPERTY LOCATION: 115, 125, 133 & 135 S. Pennsylvania Avenue

ASSESSORS PARCEL NO.: 0162-134-09, 12, & 24

REQUEST: Major Certificate of Appropriateness to allow demolition of four existing vacant non-conforming single-family residences on three separate properties measuring approximately 14,810.4 square feet in area located in the C-2 (General Commercial) Zone within the Terrace Historic District.

Presented by: Mario Suarez, Planning Manager

ENVIRONMENTAL DETERMINATION: Staff analyzed the proposal for California Environmental Quality Act (CEQA) compliance and determined that Article 19, Categorical Exemption Section 15301(1 - 1 and 2) allows for the demolition of single-family residences for each lot and one lot that has two homes where a maximum of three are allowed and where more within a multi-family lot where no more than six dwelling units are proposed to be demolished.

STAFF RECOMMENDATION

Staff recommends that the Planning Commission adopt the following resolution approving the request:

RESOLUTION NO. R-13-21. A RESOLUTION OF THE OF THE CITY OF COLTON PLANNING COMMISSION APPROVING CERTIFICATE OF APPROPRIATENESS TO ALLOW DEMOLITION OF FOUR NON-CONFORMING SINGLE-FAMILY RESIDENCES ON THREE SEPARATE LOTS LOCATED AT 115, 125, 133 AND 135 S. PENNSYLVANIA AVENUE WITHIN IN THE C-2 (GENERAL COMMERCIAL) ZONE AND TERRACE HISTORIC DISTRICT. (FILE INDEX NO. HP0-000-092)

PUBLIC COMMENTS:

Shannon Carmack, Historic Report Consultant

Frank Aguilar, Applicant – AMKO

Henry Garcia, Applicant Consultant

COMMISSION ACTION

Motion and second by Commissioner Grossich/ Commissioner Raymond to approve.

Roll Call vote: Ayes: 6 Noes: 1 (Delgado) Abstained: 0 Absent: 0

2. HP0-000-093

PETER'S HOME

APPLICANT: Vance Mape, Representing - PSIP WR Rancho, LLC

PROPERTY OWNER: Vance Mape, Representing - PSIP WR Rancho, LLC

PROPERTY LOCATION: 602 Agua Mansa Road

ASSESSORS PARCEL NO.: 0163-452-07

REQUEST: Major Certificate of Appropriateness to allow demolition of an existing dilapidated non-conforming garage structure approximately 645 square feet in area and driveway on property measuring approximately 20,560.32 square feet in area located in the M-1 (Light Industrial) Zone within the Agua Mansa Historic District.

Presented by: Mario Suarez, Planning Manager

ENVIRONMENTAL DETERMINATION: Staff analyzed the proposal for California Environmental Quality Act (CEQA) compliance and determined that Article 19, Categorical Exemption Section 15301(1 - 4) allows for the demolition of accessory structures including garages.

STAFF RECOMMENDATION

Staff recommends that the Planning Commission adopt the following resolution approving the request:

RESOLUTION NO. R-14-21. A RESOLUTION OF THE OF THE CITY OF COLTON PLANNING COMMISSION APPROVING CERTIFICATE OF APPROPRIATENESS TO ALLOW DEMOLITION OF NON-CONFORMING GARAGE STRUCTURE AND DRIVEWAY LOCATED AT 602 AGUA MANSA ROAD (FILE INDEX NO. HP0-000-093)

PUBLIC COMMENTS:

Vance Mape, Applicant
Nelson White, SWCA - Consultant

COMMISSION ACTION

Motion and second by Commissioner Payne/ Commissioner Baden to approve.

Roll Call vote: Ayes: 7 Noes: 0 Abstained: 0 Absent: 0

H. COLTON CERTIFIED LOCAL GOVERNMENT PROGRAM ANNUAL DRAFT REPORT REVIEW – DEADLINE TO CALIFORNIA OFFICE OF HISTORIC PRESERVATION (OHP) OF APRIL 30, 2021.

Presented by: Mario Suarez, Planning Manager

Planning Commission approval of CLG Annual Report to send to State Office of Historic Preservation

Roll Call vote: Ayes: 7 Noes: 0 Abstained: 0 Absent: 0

Final Review Prior to Sending to the State Office of Historical Preservation.

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

- Litton-Bostick Appeal update
- Moratorium on Warehouse/Distribution and truck storage

J. COMMISSION COMMENTS

COMMISSIONER CARMEN CERVANTES

- Question regarding construction project on West Valley Blvd. (near train tracks/Hermosa)

CHAIR RICHARD PRIETO

- There appears to be unpermitted truck/trailer storage on former CF Equipment site on Jefferson Ave.
- Concerns regarding permitting of commercial kitchens that are open to the public for dining.

COMMISSIONER ANGEL DELGADO

- Angelica's at Fogg & 8th St.: Lint from dryers is being distributed through neighborhood. Employees are littering (tossing masks)
- Is anything being planned for vacant lot at Fogg & 12th St.?
- Patio Supremo – 165 East O St.: A biker event was held at the site over the weekend.
- Recommended that Commissioners read articles in San Bernardino County Sentinel regarding county land use activities.

VICE CHAIR GARY GROSSICH

- Comments regarding future research on historic sites.
- Question regarding wall built at Jefferson & Lincoln.
- There is limited enforcement of illegal construction activity.
- Comments regarding impact of warehouse/trucking operations.

COMMISSIONER DANIEL PAYNE

- Questions regarding accessibility of records of archeological and historic studies.
- There is very little information or documented research on Reche Canyon historic resources.

COMMISSIONER ADAM RAYMOND

- Apologies for delayed attendance at Commission meeting due to technology issues.

COMMISSIONER TISH BADEN

- Thanks to Planning staff for spending time to tutor her on zoning and zoning overlay code.

K. ADJOURNMENT

Meeting adjourned at 7:30 p.m.

Next Scheduled Meeting: Tuesday, May 11, 2021

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.*

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 American 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.*