



CITY OF COLTON PLANNING COMMISSION AGENDA MINUTES

COUNCIL CHAMBERS, 650 NORTH LA CADENA DRIVE, COLTON, CA 92324
REGULAR MEETING –SEPTEMBER 14, 2021 – 5:30 P.M.

A. CALL TO ORDER

B. ROLL CALL

Present

Chair Richard Prieto
Angel Delgado
Vice Chair Gary Grossich
Daniel Payne
Adam Raymond
Tish Baden

Commissioners Absent:

Carmen Cervantes

Staff Present:

Mark Tomich, Development Services Director
Mario Suarez, Planning Manager
David Alvarez, Senior Planner
Steve Gonzales, Associate Planner
Nancy Ferguson, Consultant
Marco Martinez, City Attorney
Moises Peralta, Associate Engineer, Public Works

C. PLEDGE OF ALLEGIANCE Led by Richard Prieto

D. APPROVAL OF MEETING MINUTES FOR

August 24, 2021, Draft Planning Commission Minutes

Motion and second by Commissioner Payne / Commissioner Raymond

Roll Call vote: Ayes: 5 Noes: 0 Absent: 1 Abstain: Richard Prieto

E. PUBLIC COMMENTS:

None

F. PUBLIC HEARING

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

1. FILE INDEX NO.: DAP-001-602 **Barton Road Logistics Center**
(Continued from 8/24/21 meeting)

APPLICANT: DAP-001-602 Barton Road Logistics Center

PROPERTY OWNER: EBS Realty Partners, LLC

PROPERTY LOCATION: 21700 Barton Road and 275, 280 and 375 De Berry Street

ASSESSORS PARCEL NO.: 1167-051-15, 16, 18, 19, & 20 and 1167-061-06 and 1167-131-03, & 4, and 0275-223-23, 44, 45, & 46

REQUEST: An **Architectural and Site Plan Review** to allow the construction of two new warehouse buildings, totaling 960,040 square feet (building one = 540,920 sq. ft., bldg. two = 419,920 sq. ft.); a Conditional Use Permit for truck and trailer storage where trailers and/or trucks would be stored on-site in designated parking spaces, and for 24-hour operation; a **Tentative Parcel Map No. 20146** to consolidate multiple legal lots (12) into two separate legal parcels, one north and one south of Barton Road; the **Vacation of S. Terrace Avenue**; and a **Development Agreement** between the City of Colton and the Developer. The Project is located within the Light Industrial (M-1) Zone.

ENVIRONMENTAL DETERMINATION: An Environmental Impact Report is proposed for certification and adoption of a Mitigation Monitoring Program pursuant to Sections 15070 and 15074 of the Guidelines for the California Environmental Quality Act (CEQA).

Presented by: Nancy Ferguson, Consultant to the city

STAFF RECOMMENDATION:

Continue the Public Hearing to October 26, 2021

PUBLIC COMMENTS:

Rita Schwark
Michael Simon
Tim Lundstrun
Jacob Kleespies
Edward Giroux
Aron Burian

COMMISSION ACTION

Motion and second by Commissioner Grossich / Commissioner Raymond to continue Public Hearing to October 26, 2021.

Roll Call vote: Ayes: 6 **Noes: 0** **Abstained: 0** **Absent: 1**

2. FILE INDEX NO.: DAP-001-693 **Merit Oil**

APPLICANT: Ron Nuckles, Merit Oil
PROPERTY OWNER: Ron Nuckles, Merit Oil

PROPERTY LOCATION: 1800 S. Riverside Avenue

ASSESSORS PARCEL NOs.: 0260-091-26, 29, 30, & 31

REQUEST: Conditional Use Permit and Architectural & Site Plan Review to allow a 936 square foot modular office building for an existing trucking yard facility on a portion of the site measuring 3.01 acres of a 5.18 acre site located in the M-2 (Heavy Industrial) Zone. (File Index No. DAP-001-693)

ENVIRONMENTAL DETERMINATION: Categorical Exemption. Pursuant to CEQA Guidelines Section 15303 Class 3 – New Construction or Conversion of Small Structures. This section pertains to accessory structures up to 2,500 square feet in size.

STAFF RECOMMENDATION: Staff recommends that the Planning Commission continue this item to the September 28, 2021 meeting.

PUBLIC COMMENTS:

None

COMMISSION ACTION

Motion and second by Commissioner Delgado / Commissioner Baden to continue Public Hearing to September 28, 2021.

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

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

Status of Housing Element update.

H. COMMISSION COMMENTS

CHAIR RICHARD PRIETO

- Comments regarding his health.

COMMISSIONER ANGEL DELGADO

- Comments regarding new voting system in Chamber.
- Jurisdiction over on-ramps and off-ramps – Pepper Ave./I-10 poorly maintained.
- Lots of ATV’s in S.A. riverbed and City streets (Valley Boulevard).

VICE CHAIR GARY GROSSICH

- Welcome back to Chair Prieto; recommends a reception for families of persons honored by new street name.
- Parties/ATV’s in riverbed.

COMMISSIONER DANIEL PAYNE

- Thanks to staff.
- Question regarding Reche Canyon Rd. – Hunts Ln. connection.

COMMISSIONER ADAM RAYMOND

- None

COMMISSIONER TISH BADEN

- Apologizes for missing last Planning Commission meeting.
- Welcom back to Chair Prieto.

I. ADJOURNMENT

Meeting adjourned at 7:12 pm

Next Scheduled Meeting: Tuesday, September 28, 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.*