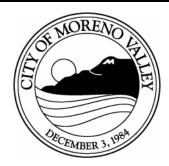
## PLANNING COMMISSIONERS

RICHARD DOZIER Chair

DOUGLAS W. MERKT Vice Chair

MICHAEL S. GELLER Commissioner



RICK DE JONG Commissioner

BRUCE R. SPRINGER Commissioner

GEORGE RIECHERS Commissioner

> MARIA MARZOEKI Commissioner

## PLANNING COMMISSION AGENDA

Thursday, April 24, 2008

PLANNING COMMISSION MEETING - 7:00 P.M.

CITY OF MORENO VALLEY
City Hall Council Chambers
14177 Frederick Street
Moreno Valley, California 92553

100	Call to Order
200	Roll Call
300	Pledge of Allegiance
400	Approval of Agenda
500	Public Advised of the Procedures to be Followed in the Meeting (on display at the rea of the room)
600	Comments by Any Member of the Public on Any Matter Which is Not Listed on the Agenda and Which is Within the Subject Matter Jurisdiction of the Commission

The City of Moreno Valley complies with the Americans with Disabilities Act of 1990. If you need special assistance to participate in this meeting, please contact the City Clerk's office at (951) 413-3001 at least 48 hours prior to the meeting. The 48-hour notification will enable the City to make arrangements to ensure accessibility to this meeting.

## 700 Public Hearing Items

710

PA06-0123 Plot Plan (Revised Elevations)

## (APPROVED at Planning Commission Meeting of April 10, 2008)

Applicant: Perris at Pentecostal, LLC Owner: Perris at Pentecostal, LLC

Representative: David Patton

Location: Southwest corner of Perris Boulevard and Santiago Drive

Proposal: Construction of a 15,480 square feet retail center.

Case Planner: Julia Descoteaux

Recommendation: **REVIEW** and **APPROVE** revised elevations.

720

PA06-0055 Tentative Tract Map No. 34544

PA06-0056 Plot Plan

Applicant: Cottonwood 939, LLC Owner: Cottonwood 939, LLC

Representative: Justo Acosta of TGA Development & Engineering

Location: North side of Cottonwood Avenue, east of Perris Boulevard, west

of Kitching Street.

Proposal: Tentative Tract Map and Plot Plan to build 84 condominium units

on 8.85 net acres of land. Zone: Residential 10 (R10).

Case Planner: Gabriel Diaz

Recommendation: **APPROVE** Resolution No. 2008-18, and thereby:

1. **ADOPT** a Negative Declaration for PA06-0055 (Tentative Tract Map 34544) and PA06-0056 (Plot Plan), pursuant to the California Environmental Quality Act (CEQA) Guidelines; and,

2. **APPROVE** PA06-0055 (Tentative Tract Map 34544) and PA06-0056 (Plot Plan), subject to the attached conditions of

approval included as Exhibits A.

800 Other Business

810 Election of Officers

**820** Approval of Minutes

March 6, 2008

830 Staff Comments

900 Commissioners Comments

1000 Adjournment