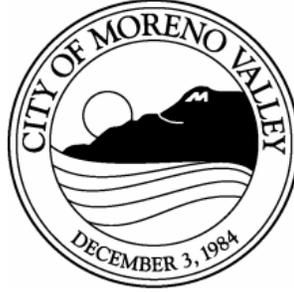

PLANNING COMMISSIONERS

JEFFREY SIMS
Chairperson

RAY L. BAKER
Vice Chairperson

PATRICIA KORZEC
Commissioner



ALVIN DEJOHNETTE
Commissioner

JOANN STEPHAN
Commissioner

ROBERT HARRIS
Commissioner

RAFAEL BRUGUERAS
Commissioner

PLANNING COMMISSION

Regular Meeting

Agenda

Thursday, October 10, 2019 at 7:00 PM
City Hall Council Chamber – 14177 Frederick Street

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

PUBLIC COMMENTS PROCEDURE

Any person wishing to address the Commission on any matter, either under the Public Comments section of the Agenda or scheduled items or public hearings, must fill out a "Request to Speak" form available at the door. The completed form must be submitted to the Secretary prior to the Agenda item being called by the Chairperson. In speaking to the Commission, member of the public may be limited to three minutes per person, except for the applicant for entitlement. The Commission may establish an overall time limit for comments on a particular Agenda item. Members of the public must direct their questions to the Chairperson of the Commission and not to other members of the Commission, the applicant, the Staff, or the audience.

PUBLIC COMMENTS

CONSENT CALENDAR

All matters listed under Consent Calendar are considered to be routine and all will be enacted by one roll call vote. There will be no discussion of these items unless Members of the Planning Commission request specific items be removed from the Consent Calendar for separate action.

1. Planning Commission Minutes – Regular Meeting – August 22, 2019 7:00 PM
2. Planning Commission Minutes – Regular Meeting – September 26, 2019 7:00 PM

Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, in compliance with the Americans with Disabilities Act of 1990. Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such request to Guy Pegan, ADA Coordinator, at 951.413.3120 at least 72 hours before the meeting. The 72-hour notification will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

NON-PUBLIC HEARING ITEMS

No items for discussion

PUBLIC HEARING ITEMS

1. Case: PEN19-0108 – General Plan Amendment
PEN19-0109 – Change of Zone
PEN19-0110 – Plot Plan
PEN19-0097 – Expanded Environmental Review

Applicant: Moreno Valley Housing Authority

Property Owner: Moreno Valley Housing Authority

Representative: David J. Slawson, Winchester Associates Inc.

Location: Northeast corner of Cottonwood Avenue and Indian Street

Case Planner: Jerry Guarracino

Council District: 1

Proposal: The applicant is requesting approval of the following entitlements for an 8.37-acre site: 1) a General Plan Amendment to amend the land use of a 6.78-acre portion of the project site, Parcel 1, from Residential 5 to Residential 10 and a 1.59-acre portion of the project site, Parcel 2, from Residential 5 to Public; 2) a Change of Zone to rezone Parcel 1 from Residential 5 District (R5) to Residential 10 District (R10) and Parcel 2 from Residential 5 District (R5) to Public (P); 3) a Plot Plan to construct an 80-unit gated affordable housing development and a managers unit on Parcel 1; and 4) a Mitigated Negative Declaration and pursuant to CEQA.

2. Case: PEN19-0181

Applicant: Alessandro Group LLC

Property Owner: Alessandro Group LLC

Representative: AEC Moreno

Location: 23750 Alessandro Boulevard, Suites L-107-112

Case Planner: Claudia Manrique

Council District: 1

Proposal: Conditional Use Permit to allow a banquet facility within a 6,718 square foot suite located at 23750 Alessandro Boulevard, Suites L-107-112.

OTHER COMMISSION BUSINESS

No items for discussion.

STAFF COMMENTS

PLANNING COMMISSIONER COMMENTS

ADJOURNMENT

Planning Commission Regular Meeting, October 24, 2019 at 7:00 P.M., City of Moreno Valley, City Hall Council Chamber, 14177 Frederick Street, Moreno Valley, CA 92553.