

City of Ontario Planning Department
MONTHLY ACTIVITY REPORT—ACTIONS
Month of: March 2010

MARCH 1, 2010 DEVELOPMENT ADVISORY BOARD MEETING

Meeting Cancelled

MARCH 1, 2010 ZONING ADMINISTRATOR MEETING

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP09-040: A Conditional Use Permit to establish live entertainment and the sale of alcoholic beverages for on-premise consumption, limited to beer (Type 40 ABC License), in conjunction with a facility offering the rental of recording, sound and rehearsal studios, television and radio broadcasting studios, and stage equipment. In addition, the applicant is requesting approval to establish a vocational and trade school offering training in music, soundstage setup and sound recording. The facility will operate within an existing building totaling approximately 40,000 sq-ft on 1.5 acres of land located at 451 S. Kettering Drive, within the M3 (General Industrial) zoning district. The project is exempt from environmental review pursuant to State CEQA Guidelines Section § 15301 (Existing Facilities). **Submitted by Unchained Studios, LLC** (APN: 238-241-17). Continued from the 2/17/2010 meeting.

Action: Continued to the 3/1/2010 meeting.

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP10-001: A Conditional Use Permit to allow a Type 47 ABC License (On Sale General-Eating Place) replacing a previously approved Conditional Use Permit (File No. PCUP08-004) that allowed a Type 70 ABC License (On Sale General-Restrictive Service) for the new Embassy Suites Hotel along the southeast corner of Haven Avenue and the I-10 Freeway at 3663 E. Guasti Road, located within the Entertainment District of the Ontario Gateway Specific Plan. The project is exempt from environmental review pursuant to State CEQA Guidelines Section § 15301 (Existing Facilities). **Submitted by Bharat Patel Managing Partner** (APN: 210-212-21).

Action: Approved, subject to conditions.

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP10-002: A Conditional Use Permit to establish automobile sales in conjunction with an existing automobile rental agency, located near the southeast corner of Inland Empire Boulevard and Shelby Street, at 3325 East Shelby Street within the Garden Commercial land use designation of the R. H. Wagner Properties Specific Plan. The project is exempt from environmental review pursuant to State CEQA Guidelines Section § 15301 (Existing Facilities). **Submitted by Antioch Motors, Inc.** (APN: 0210-182-11).

Action: Approved, subject to conditions.

MARCH 2, 2010 CITY COUNCIL MEETING

CONSIDERATION AND FORMAL ADOPTION OF EXISTING REQUIREMENTS FOR ALL DEVELOPMENT PROJECTS IN THE FORM OF "STANDARD CONDITIONS OF APPROVAL:" That the City Council adopt a resolution recognizing and formally approving certain common requirements applicable to all development projects in the form of "Standard Conditions of Approval."

Action: Continued to the 3/16/2010 meeting.

MARCH 15, 2010 DEVELOPMENT ADVISORY BOARD MEETING

ENVIRONMENTAL ASSESSMENT AND TENTATIVE PARCEL MAP FOR FILE NO. PMTT09-005: A Tentative Parcel Map (PM 19235) to subdivide 11.52-acres of land into two parcels generally located south of Brickell Privado and west of Wanamaker Avenue, within the Rail Industrial land use district of the California Commerce Center Specific Plan. The project is exempt from environmental review in accordance with Section 15315 (Minor Land Divisions) of the California Environmental Quality Act (CEQA) Guidelines. Submitted by J.W. Mitchell Company, LLC (APN: 0238-193-09). Planning Commission action is required.

City of Ontario Planning Department
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MARCH 15, 2010 ZONING ADMINISTRATOR MEETING

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP09-040: A Conditional Use Permit to establish live entertainment and the sale of alcoholic beverages for on-premise consumption, limited to beer (Type 40 ABC License), in conjunction with a facility offering the rental of recording, sound and rehearsal studios, television and radio broadcasting studios, and stage equipment. In addition, the applicant is requesting approval to establish a vocational and trade school offering training in music, soundstage setup and sound recording. The facility will operate within an existing building totaling approximately 40,000 sq-ft on 1.5 acres of land located at 451 S. Kettering Drive, within the M3 (General Industrial) zoning district. The project is exempt from environmental review pursuant to State CEQA Guidelines Section § 15301 (Existing Facilities). **Submitted by Unchained Studios, LLC** (APN: 238-241-17). Continued from the 2/17/2010, 3/1/2010 and 3/15/2010 meetings.
Action: Continued to a special meeting on 3/29/2010.

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP09-022: A Conditional Use Permit request to establish a Night Club with live entertainment with a Type 42 (On Sale beer and wine) ABC license for property located within the C2 (Central Business Commercial) & EA (Euclid Avenue) Overlay District at 117 N. Euclid Avenue. The project is exempt from environmental review pursuant to State CEQA Guidelines Section § 15301 (Existing Facilities). **Submitted by Larry Johnson & Emanuel Samuels** (APN: 1048-564-07).
Action: Continued to a special meeting on 3/29/2010.

MARCH 16, 2010 CITY COUNCIL MEETING

A RESOLUTION ADOPTING CERTAIN STANDARDIZED REQUIREMENTS FOR ALL DEVELOPMENT PROJECTS IN THE FORM OF "STANDARD CONDITIONS OF APPROVAL:" That the City Council adopt a resolution recognizing and formally approving certain common requirements applicable to all development projects in the form of "Standard Conditions of Approval." Continued from the 3/2/2010 meeting.
Action: Approved, subject to conditions.

MARCH 23, 2010 PLANNING COMMISSION MEETING

ENVIRONMENTAL ASSESSMENT AND TENTATIVE PARCEL MAP FOR FILE NO. PMTT09-005: A Tentative Parcel Map (PM 19235) to subdivide 11.52-acres of land into two parcels generally located south of Brickell Privado and west of Wanamaker Avenue, within the Rail Industrial land use district of the California Commerce Center Specific Plan. The project is exempt from environmental review in accordance with Section 15315 (Minor Land Divisions) of the California Environmental Quality Act (CEQA) Guidelines. Submitted by J.W. Mitchell Company, LLC (APN: 0238-193-09). Planning Commission action is required.
Action: Approved, subject to conditions.

MARCH 29, 2010 ZONING ADMINISTRATOR MEETING

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP09-040: A Conditional Use Permit to establish live entertainment and the sale of alcoholic beverages for on-premise consumption, limited to beer (Type 40 ABC License), in conjunction with a facility offering the rental of recording, sound and rehearsal studios, television and radio broadcasting studios, and stage equipment. In addition, the applicant is requesting approval to establish a vocational and trade school offering training in music, soundstage setup and sound recording. The facility will operate within an existing building totaling approximately 40,000 sq-ft on 1.5 acres of land located at 451 S. Kettering Drive, within the M3 (General Industrial) zoning district. The project is exempt from environmental review pursuant to

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State CEQA Guidelines Section § 15301 (Existing Facilities). **Submitted by Unchained Studios, LLC** (APN: 238-241-17). Continued from the 2/17/2010 and 3/1/2010 meetings.

Action: Continued to the 4/5/2010.

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP09-022: A Conditional Use Permit request to establish a Night Club with live entertainment with a Type 42 (On Sale beer and wine) ABC license for property located within the C2 (Central Business Commercial) & EA (Euclid Avenue) Overlay District at 117 N. Euclid Avenue. The project is exempt from environmental review pursuant to State CEQA Guidelines Section § 15301 (Existing Facilities). **Submitted by Larry Johnson & Emanuel Samuels** (APN: 1048-564-07).

Action: Approved, subject to conditions.
