

CITY OF COLTON

PLANNING COMMISSION AGENDA

COUNCIL CHAMBERS, 650 NORTH LA CADENA DRIVE, COLTON,
CA 92324 **REGULAR MEETING** – Tuesday, June 8, 2021 at 5:30
P.M.

IN AN EFFORT TO PROTECT PUBLIC HEALTH AND PREVENT THE SPREAD OF COVID-19 (CORONAVIRUS), THE CITY OF COLTON ENCOURAGES THE PUBLIC TO VIEW THIS PLANNING COMMISSION MEETING ON TELEVISION OR ONLINE AS IN-PERSON ATTENDANCE WILL NOT BE POSSIBLE.

VERBAL COMMENTS ON AGENDA ITEMS WILL BE ACCEPTED FROM ATTENDEES OF THE MEETING (WEBINAR). IF YOU WISH TO ATTEND THE PLANNING COMMISSION WEBINAR, YOU MAY REGISTER VIA YOUR COMPUTER AS AN ATTENDEE AT:

<https://coltonca-gov.zoom.us/s/97252103700>

Passcode: None Required
(TO SPEAK ON AN ITEM RAISE HAND)

OR PHONE IN ON THE DATE AND TIME OF THE MEETING AT: 1-669-900-6833; WEBINAR ID: 972 5210 3700
(TO SPEAK on an agenda item, press Star-9 – TO RAISE YOUR HAND, and TO SPEAK press Star-6 – TO TOGGLE MUTE/UNMUTE on your phone for specific agenda item)

MEMBERS OF THE PUBLIC WHO WISH TO COMMENT ON MATTERS BEFORE THE PLANNING COMMISSION, IN LIEU OF DOING SO DURING THE MEETING/WEBINAR, MAY SEND COMMENTS TO PLANNING@COLTONCA.GOV BY 3:00 P.M. THE DAY OF THE MEETING. PLEASE INCLUDE THE AGENDA ITEM NUMBER, AND YOUR NAME AND ADDRESS.

THE MEETING WILL BE BROADCAST LIVE ON CHANNEL 3 THROUGH THE LOCAL COLTON CABLE SERVICE PROVIDER AND LIVE STREAMED ONLINE AT

<https://colton.12milesout.com/Video/Live>

A. CALL TO ORDER

B. ROLL CALL

C. PLEDGE OF ALLEGIANCE

D. APPROVAL OF MEETING MINUTES

Documents:

[05-25-21_AGENDA MINUTES DRAFT.PDF](#)

E. PUBLIC COMMENTS

F. PRESENTATION

- . Presentation On Economic Development Activity During The 2020 COVID-19 Pandemic By Art Morgan, Economic Development Manager

G. PUBLIC HEARING

- . 1. FILE INDEX NO. DAP-001-667 LA QUINTA HOTEL

APPLICANT: Manoj Hariya, Hariya LLC

PROPERTY OWNER: Harjit Singh, Malwa Colton LLC

PROPERTY LOCATION: 1395 E. Washington Street

ASSESSORS PARCEL NO: 0276-361-21

REQUEST: Architectural & Site Plan Review to develop a new 73-room hotel, 42,331 square-foot limited service hotel with a fitness center, meeting room, and pool, **Conditional Use Permit (CUP)** to operate a 24-hour hotel and **Minor CUP** to allow a Type 80 (Bed and Breakfast Inn General) Alcohol Beverage Control License and a Determination of Public Convenience and Necessity (PCN) for the on- sale alcohol license, **and Variances** to allow a 4-story building instead of a maximum 3-story building and five-foot parking stall setback instead of a 12-foot as required by Code on a lot measuring 1.2 acres located within the C-2 (General Commercial) Zone.

ENVIRONMENTAL DETERMINATION: Pursuant to California Environmental Quality Act (CEQA), a draft Initial Study has been prepared to assess environmental impacts for the proposed project. The draft Initial Study determined that the project would not create any significant adverse impacts on the environment and therefore a Mitigated Negative Declaration was prepared for the project.

STAFF RECOMMENDATION: Staff recommends that the Planning

Commission approve the requested Conditional Use Permit, subject to conditions, through the adoption of the draft Resolution No. R-17-21.

RESOLUTION NO. R-17-21 A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF COLTON ADOPTING ARCHITECTURAL AND SITE PLAN REVIEW TO DEVELOP A NEW 73-ROOM HOTEL, 42,331 SQUARE-FOOT LIMITED SERVICE HOTEL WITH A FITNESS CENTER, MEETING ROOM, AND POOL, CONDITIONAL USE PERMIT TO OPERATE A 24-HOUR HOTEL AND MINOR CONDITIONAL USE PERMIT FOR A TYPE 80 (BED AND BREAKFAST INN GENERAL) ALCOHOL BEVERAGE CONTROL LICENSE AND A DETERMINATION OF PUBLIC CONVENIENCE AND NECESSITY (PCN) FOR THE ON-SALE ALCOHOL LICENSE, AND VARIANCES TO INCREASE THE HEIGHT OF A 3-STORIES TO 4-STORIES AND REDUCE THE 20-FOOT PARKING SETBACK TO FIVE FEET ON A LOT MEASURING 1.2 ACRES LOCATED WITHIN THE C-2 (GENERAL COMMERCIAL) ZONE. (FILE INDEX NO: DAP-001-667)

Documents:

[ITEM G-1_STAFF REPORT_DAP-001-667_LA QUINTA INN.PDF](#)

H. COMMISSION CONSIDERATION

Status Report On Starbucks Drive-Thru At 2627 Iowa Avenue (File Index No. DAP-001- 444):
Commission Discussion And Direction – (Continued From May 25, 2021)

Documents:

[ITEM H_STARBUCKS MEMO.PDF](#)

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

J. COMMISSION COMMENTS

K. COMMISSION COMMENTS

K. ADJOURNMENT

Next Scheduled Meeting: **Tuesday, June 22, 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.*