

# CITY OF SAN DIMAS PLANNING COMMISSION AGENDA

Regularly Scheduled Meeting  
WEDNESDAY, JUNE 15, 2005 AT 7:30 P.M.  
245 East Bonita Avenue  
Council Chambers

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## **CALL TO ORDER AND FLAG SALUTE**

## **CONSENT CALENDAR**

*The following Consent Calendar items are expected to be routine and non-controversial. They will be acted on by the Commission at one time without discussion. Any item may be removed for discussion.*

1. Approval of Minutes for June 1, 2005.

## **PUBLIC HEARINGS**

*The following items have been advertised and/or posted. The Chair will open the meeting to receive public testimony.*

2. **CONSIDERATION GENERAL PLAN AMENDMENT 04-01; ZONE CHANGE 04-01; AND MUNICIPAL CODE TEXT AMENDMENT 05-01** – A request to amend the General Plan to add a Mixed Use Designation to the Land Use Element; amend the General Plan from Commercial to Mixed Use on various properties; change the zoning from M-1 to Creative Growth Zone-Area 3 on various properties on the east side of San Dimas Avenue; and amend Creative Growth Zone-Area 3 (Chapter 18.140) revising current standards and revising setback map.

**Environmental:** Mitigated Negative Declaration

**Applicant:** William Fox Group

## **ORAL COMMUNICATIONS**

*This is the time and place for communications on items not previously included on the Agenda.*

3. Director of Community Development
  - **Planning Commissioner Appointments**

4. Members of the Audience
5. Planning Commission

## **AGENDA FORECAST**

The next regularly scheduled Planning Commission meeting will be on July 6, 2005. At that meeting, the following item is scheduled for Public Hearing:

- **CONSIDERATION OF CONDITIONAL USE PERMIT 05-03 AND TENTATIVE TRACT MAP 05-01 (060076)** – The CUP request is to modify the development standards for minimum lot size requirements to allow for a planned unit industrial project. The Tentative Tract Map is a request to subdivide one 10.63 acre parcel into twenty-two (22) parcels where individual buildings can be sold for independent ownership. The CUP and subdivision applications relate to a previously approved project for fourteen office buildings at this site, totaling 163,000 sq. ft. with a mix of office and light industrial uses, located at 160 E. Arrow Highway.

**Environmental:** Previously Approved Mitigated Negative Declaration

**Applicant:** Arrow Highway Development L.L.C. and Canyon Consulting

## **ADJOURNMENT**

Meeting to adjourn to the regular Planning Commission Meeting on Wednesday, July 6, 2005 at 7:30 p.m. in the City Council Chambers, located at 245 E. Bonita Avenue, San Dimas.

Copies of staff reports and/or other written documentation pertaining to the items on the agenda are on file in the Planning Department and are available for public inspection during the hours of 8:00 a.m. to 5:00 p.m. Monday through Friday.