



# **CITY OF SAN BERNARDINO**

**COMMUNITY DEVELOPMENT DEPARTMENT**

201 North E Street, 3<sup>rd</sup> Floor, San Bernardino, California 92401

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## **DEVELOPMENT AND ENVIRONMENTAL REVIEW COMMITTEE AGENDA REGULAR MEETING**

**MARCH 14, 2018**

**10:00 A.M.**

**201 NORTH E STREET, 3<sup>RD</sup> FLOOR BOARD ROOM**

**\*ENTRANCE ACCESSIBLE VIA THE 5<sup>TH</sup> LEVEL OF PARKING STRUCTURE\***

The City of San Bernardino recognizes its obligations to provide equal access to public services to those individuals with disabilities. Please contact Facilities Services (909-384-5244) 48 hours prior to the meeting with any requests for reasonable accommodation, to include sign interpreters.

*The Development and Environmental Review Committee (DERC) is a City staff committee responsible for the technical review of projects. The DERC is made up of representatives from the Land Development, Building & Safety, and Planning Divisions of the Community Development Department; Public Works Department; Water Department; and San Bernardino County Consolidated Fire District. Applicants and their representatives should attend the meeting to clarify issues and receive input from City Departments and other reviewing agencies.*

*All approvals given by the D/ERC are final action unless an appeal is filed and fee paid within fifteen (15) days to the Community Development Department.*

**CALL TO ORDER**

**ROLL CALL**

**NEW BUSINESS:**

1. **CONDITIONAL USE PERMIT 16-24** – A request to allow the development, establishment and operation of a religious facility within an existing theater building, along with the construction of the required on-site and off-site improvements, on a property comprised of two (2) parcels containing approximately 15,340 square feet.

Address: 708 N. Mount Vernon Avenue  
Ward: 1  
APN: 139-282-25 and 53  
Zoning: Specific Plan – Paseo Las Placitas (SP-PP)  
Owner: ICM Supremo Liamamiento and Eagles Nest  
Community Services  
Applicant: Miriam Pio  
Status: New Item  
Environmental Determination: Categorically Exempt, pursuant to §15301 (Existing Facilities) of the California Environmental Quality Act  
Recommendation: **Preliminary Review – No Action Required**  
Project Manager: Elizabeth Mora-Rodriguez, Assistant Planner

2. **CONDITIONAL USE PERMIT 17-28** – A request to allow an Alcoholic Beverage Control Type 21 (Off-Sale General) License in conjunction with an existing market within an existing commercial building.

Address: 2715 W. Foothill Boulevard, Suite 1  
Ward: 6  
APN: 0142-271-17  
Zoning: Commercial General (CG-1)  
Owner: Bassam Hussein and Shayma Kadhim  
Applicant: Mekhem Ayoub  
Status: New Item  
Environmental Determination: Categorically Exempt, pursuant to §15332 (In-Fill Development) of the California Environmental Quality Act  
Recommendation: **Move to Planning Commission**  
Project Manager: Lisa Edwards, Contract Planner

3. **EXTENSION OF TIME 18-01** – A request to allow a one (1) year extension of time for Subdivision 04-23 for Tentative Tract Map 17170, involving the subdivision of a property containing approximately 16.0 acres into thirty (30) separate parcels (27 single-family residential lots and 3 open space lettered lots).

Address: Northeast corner of W. Foothill Boulevard and N. Macy Street  
Ward: 6  
APN: 0142-041-43, 44, 45, 46, and 47  
Zoning: Residential Medium (RM), Residential Suburban (RS) and Commercial General-1 (CG-1)  
Owner: Cauffman Family Trust  
Applicant: Santiago Foothill Estates  
Status: New Item  
Environmental Determination: Previous Environmental Determination, pursuant to §15162 (Previous Environmental Determination) of the California Environmental Quality Act  
Recommendation: **Move to Planning Commission**  
Project Manager: Gabriela Sosa, Planning Division Intern

4. **PRE-APPLICATION 18-04** – A request to allow the installation of a metal storage building containing approximately 3,850 square feet, along with the construction of the required on-site and off-site improvements, on a parcel containing approximately 0.29 acres.

Address: 662 E. Central Avenue  
Ward: 1  
APN: 0280-052-30  
Zoning: Industrial Light (IL)  
Owner: Zeferino Sanchez  
Applicant: Martin Vasquez  
Status: New Item  
Environmental Determination: To be determined upon submittal of formal application  
Recommendation: **Preliminary Review – No Action Required**  
Project Manager: Chantal Power, Associate Planner

5. **PRE-APPLICATION 18-05** – A request to allow the development, establishment and operation of n apartment/condominium complex containing twenty-eight (28) units, along with the construction of the required on-site and off-site improvements, on a parcel containing a total of approximately 2.37 acres.

Address:	West side of N. Sterline Avenue, approximately 340 feet north of E. Lynwood Drive
Ward:	4
APN:	0272-372-59
Zoning:	Residential Medium (RM)
Owner:	Amirsaman Bagi
Applicant:	Mike Mahmoudi
Status:	New Item
Environmental Determination:	To be determined upon submittal of formal application
Recommendation:	<b><u>Preliminary Review – No Action Required</u></b>
Project Manager:	Chantal Power, Associate Planner

**ADJOURNMENT** - The Development and Environmental Review Committee be adjourned to the next regular meeting scheduled for **Wednesday, March 28, 2018, at 10:00 a.m.** in the 3<sup>rd</sup> Floor Board Room of 201 North E Street, San Bernardino, California.