

# City of Corona

*400 S. Vicentia Ave.  
Corona, CA 92882*

## Planning and Housing Commission Meeting Agenda

**Monday, May 24, 2021**

**Council Chambers - 6:00 p.m.**



**Craig Siqueland, Chair**  
**Karen Alexander, Vice Chair**  
**Diana Meza, Commissioner**  
**Bridget Sherman, Commissioner**  
**Matt Woody, Commissioner**

## CALL TO ORDER

## PLEDGE OF ALLEGIANCE

## COMMUNICATIONS FROM THE PUBLIC

Persons wishing to address the Planning and Housing Commission are requested to state their name for the record. This portion of the agenda is intended for public comment. State law prohibits the Planning and Housing Commission from discussing or taking action on items not listed on the agenda. The Planning and Housing Commission will appreciate your cooperation in keeping your comments brief. Please observe a three minute limit to communications.

## MEETING MINUTES

1. **MINUTES** - [Approval of minutes for the Planning and Housing Commission meeting of May 10, 2021.](#)

**Attachments:** [Planning and Housing Commission minutes - DRAFT](#)

## CONSENT ITEMS

(Items listed below are not advertised as public hearings.)

2. **CONSENT CALENDAR** - [GPCD2021-0004: Request for a General Plan Consistency Determination regarding the City of Corona's Fiscal Year 2021/22 Capital Improvement Program \(CIP\). \(Applicant: City of Corona\)](#)

**That the Planning and Housing Commission** adopt Resolution No. 2569 and report to the City Council that the Fiscal Year 2021/22 Capital Improvement Program (CIP) is consistent with the City of Corona 2020-2040 General Plan Goals and Policies.

**Attachments:** [Staff Report](#)  
[Exhibit 1 - Resolution No. 2569](#)  
[Exhibit 2 - FY 2021-22 CIP General Plan Consistency Table](#)

## PUBLIC HEARINGS

(Items listed below are advertised as public hearings requiring review by the Planning and Housing Commission.)

3. **PUBLIC HEARING** - [CUPM2020-0004 \(CONTINUED\): Application to modify Conditional Use Permit \(CUP\) 15-005, to increase the height of an existing wireless telecommunication facility designed as a mono-pine from 60 feet to 75 feet, located at 638 Collett Avenue \(Cresta Verde Park\) in the P \(Park\) designation of the Northeast Corona Specific Plan \(SP81-2\). \(Applicant: Will Kazimi, SmartLink, LLC. on behalf of AT&T\)](#)

**That the Planning and Housing Commission** CONTINUE CUPM2020-0004 off calendar.

**Attachments:** [Staff report](#)

4. **PUBLIC HEARING** - [CUP2021-0001 \(CONTINUED\): Conditional Use Permit application for a daycare facility for children \(Kiddie Academy\) at the southeast corner of Bedford Canyon Road and Eagle Glen Parkway, on property zoned General Commercial \(GC\) by the Arantine Hills Specific Plan. \(Applicant: Nemi Kotadiya of Kiddie Academy\)](#)

**That the Planning and Housing Commission** adopt Resolution No. 2568 GRANTING CUP2021-0001, based on the findings contained in the staff report and conditions of approval.

**Attachments:** [Staff Report](#)

[Exhibit 1 - Resolution No. 2568](#)

[Exhibit 2 - Locational Zoning Map](#)

[Exhibit 3.A - Site Plan for Bedford Marketplace](#)

[Exhibit 3.B - Conditions of Approval](#)

[Exhibit 3.C - Site Plan for Daycare Facility](#)

[Exhibit 3.D - Floor Plan](#)

[Exhibit 3.E - Conceptual Landscape and Playground Plan](#)

[Exhibit 3.F - Elevations](#)

[Exhibit 3.G - Cross Sections for Pad G \(Daycare\)](#)

[Exhibit 3.H - Applicant's letter, dated April 15, 2021, describing the project](#)

[Exhibit 4 - March 10, 2021 Community Development Dept. Memo](#)

[Power Point Presentation](#)

5. **PUBLIC HEARING** - [CUP2020-0003: Conditional Use Permit application for a self-service Quick Quack carwash proposed at the southeast corner of Bedford Canyon Road and Eagle Glen Parkway, on property zoned General Commercial \(GC\) by the Arantine Hills Specific Plan. \(Applicant: Efrain Corona, Quick Quack Carwash, c/o Bedford Marketplace LLC.\)](#)

**That the Planning and Housing Commission** recommend approval of Resolution No. 2567 GRANTING CUP2020-0003, based on the findings contained in the staff report and conditions of approval.

**Attachments:**

[Staff report](#)

[Exhibit 1 - Resolution No. 2567](#)

[Exhibit 2 - Locational & Zoning Map](#)

[Exhibit 3.A - Site Plans](#)

[Exhibit 3.B - Conditions of Approval](#)

[Exhibit 3.C - On-site Circulation Plan](#)

[Exhibit 3.D - Floor Plan](#)

[Exhibit 3.E - Elevations, Carport, & Trash Enclosure Plans](#)

[Exhibit 3.F - Signage](#)

[Exhibit 3.G - Landscape Plan](#)

[Exhibit 3.H - March 24, 2021 Letter, Carlton Strategic Land Solutions](#)

[Exhibit 3.I - Letter, Quick Quack Operations](#)

[Power Point Presentation](#)

## WRITTEN COMMUNICATIONS

## ADMINISTRATIVE REPORTS

*Report by Director, Joanne Coletta*

## PLANNING AND HOUSING COMMISSIONERS' REPORTS AND COMMENTS

**ADJOURNMENT**

*The next meeting of the Planning and Housing Commission is scheduled for Monday, June 7, 2021, commencing at 6:00 p.m. in the City Council Chambers, 400 S. Vicentia Avenue.*

*Corona City Hall Online, All the Time- [www.CoronaCA.gov](http://www.CoronaCA.gov)*

**NOTICE TO THE PUBLIC:**

*If you challenge any items on the agendas in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning and Housing Commission at or prior to this public hearing.*

*Agendas for all Planning and Housing Commission meetings are posted at least 72 hours prior to the meeting in the entry way at City Hall. A complete agenda packet is available for public inspection during business hours at the Community Development Department. Any materials relating to an item on the agenda which are distributed to all, or majority of all, members of the Planning and Housing Commission after the posting of the agenda will also be available at the same time for public inspection during business hours at the Community Development Department.*

*Written communications from the public for the agenda must be received by the Community Development Department seven (7) days prior to the Planning and Housing Commission meeting. In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the ADA Coordinator at (951) 736-2235. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.*

**MEETING IS BEING RECORDED**