



# Project Conditions

## City of Corona

**Project Number: SPA2018-0002**

Description: **MINOR SPA**

Applied: **8/21/2018**

Approved:

Site Address: **135 W PARKRIDGE CORONA, CA**

Closed:

Expired:

Status: **COMPLETE**

Applicant: **KEITH G OSBORN -ASTA PROPERTIES, LLC  
357 N SHERIDAN ST, SUITE 117 CORONA CA, 92880**

Parent Project:

Details: **MINOR SPA TO AMEND THE ZONING FROM SFC TO CR WITHIN SP99-1.**

LIST OF CONDITIONS	
DEPARTMENT	CONTACT
FIRE	
<ol style="list-style-type: none"> <li>1. A minimum fire flow of 3000 gpm shall be provided.</li> <li>2. Fire hydrants are to be spaced a maximum 250 feet apart.</li> </ol>	
PLANNING	Harald Luna
<ol style="list-style-type: none"> <li>1. To the fullest extent permitted by law, the applicant shall defend, indemnify and hold the City of Corona and its directors, officials, officers, employees, volunteers and agents free and harmless from any and all claims, demands, causes of action, proceedings, costs, expenses, liabilities, losses, damages or injuries of any kind, in law or equity, in any manner arising out of, pertaining to, or incident to any attack against or attempt to challenge, set aside, void or annul any approval, decision or other action of the City of Corona, whether such approval, decision or other action was by its City Council, Planning and Housing Commission or other board, director, official, officer, employee, volunteer or agent. To the extent that Government Code Section 66474.9 applies, the City will promptly notify the applicant of any claim, action or proceeding made known to the City to which Government Code Section 66474.9 applies and the City will fully cooperate in the defense. The Applicant's obligations hereunder shall include, without limitation, the payment of any and all damages, consultant and expert fees, and attorney's fees and other related costs and expenses. The City shall have the right to retain such legal counsel as the City deems necessary and appropriate.</li> <li>2. Nothing herein shall be construed to require City to defend any attack against or attempt to challenge, set aside, void or annul any such City approval, decision or other action. If at any time Applicant chooses not to defend (or continue to defend) any attack against or attempt to challenge, set aside, void or annul any such City approval, decision or other action, the City may choose, in its sole discretion, to defend or not defend any such action. In the event that the City decides not to defend or continue the defense, Applicant shall be obligated to reimburse City for any and all costs, fees, penalties or damages associated with dismissing the action or proceeding. If at any time both the Applicant and the City choose not to defend (or continue to defend) any action noted herein, all subject City approvals, decisions or other actions shall be null and void. The Applicant shall be required to enter into any reimbursement agreement deemed necessary by the City to effectuate the terms of this condition.</li> <li>3. The applicant shall submit a screen check set of final revised exhibits with any refining corrections such as page numbers, table of contents, maps, and text including acreage within 15 days of the adoption of the amendment by City Council. The applicant shall work with staff to supply and replace the necessary replacement pages for the revised document within 30 days after clearance of the screen check revisions. The revised document must also be provided to the Community Development Department saved on a CD in a PDF format.</li> </ol>	