

# City of Corona

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

## **Planning and Housing Commission Minutes - Draft**

**Monday, January 22, 2024**

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



**Chair Matt Woody  
Vice Chair Marie Vernon  
Commissioner Karen Alexander  
Commissioner Sarah Longwell  
Commissioner Craig Siqueland**

**EXHIBIT 4**

## ROLLCALL

**Present** 5 - Chair Matt Woody, Vice Chair Marie Vernon, Commissioner Karen Alexander, Commissioner Sarah Longwell, and Commissioner Craig Siqueland

## CALL TO ORDER

Chair Woody called the meeting to order.

## PLEDGE OF ALLEGIANCE

Commissioner Siqueland led the Pledge of Allegiance.

## COMMUNICATIONS FROM THE PUBLIC

None.

## ELECTION OF CHAIR / VICE CHAIR

**A motion was made by Vice Chair Vernon, seconded by Chair Woody, to elect Matt Woody as Chair for the 2024 year. The motion carried with AYES from all members.**

**A motion was made by Chair Woody, seconded by Commissioner Alexander, to elect Marie Vernon as Vice Chair for the 2024 year. The motion carried with AYES from all members.**

## MEETING MINUTES

1. Approval of minutes for the Planning and Housing Commission meeting of January 8, 2024.

**A motion was made by Commissioner Siqueland, seconded by Commissioner Longwell, that these Minutes be approved. The motion carried by the following vote:**

**Aye:** 5 - Chair Woody, Vice Chair Vernon, Commissioner Alexander, Commissioner Longwell, and Commissioner Siqueland

## CONSENT ITEMS

None.

## PUBLIC HEARINGS

2. PP2022-0003: Precise Plan to review the site plan, architecture, landscaping and walls associated with the development of two industrial buildings totaling 334,520 square feet located at 1375 Magnolia Avenue (APN: 107-030-022) within the Business Park (BP) land use designation of the Corona Magnolia Specific Plan. (Applicant: Jeremy Mape, B9 Magnolia Owners, LLC)

Rocio Lopez, Consulting Planner, reviewed the staff report, which included applicant's request to have item continued to the next Planning and Housing Commission meeting.

Commissioner Alexander thanked staff for clarification received earlier.

No public comment nor further Commission discussion noted.

**A motion was made by Commissioner Alexander, seconded by Chair Woody, that the Planning and Housing Commission CONTINUE PP2022-0003 to the February 12, 2024, Planning and Housing Commission meeting. The motion carried by the following vote:**

**Aye:** 5 - Chair Woody, Vice Chair Vernon, Commissioner Alexander, Commissioner Longwell, and Commissioner Siqueland

- 3.** ZTA2023-0006: Zone Text Amendment to Title 17 of the Corona Municipal Code, Section 17.74.040 (A), to establish regulations for directional signage for properties affected by public improvement projects initiated by the City. (Applicant: Carlos Padilla, CPI Properties, LP)

Rocio Lopez, Consulting Planner, reviewed the staff report and exhibits for ZTA2023-0006.

Discussion ensued between Commission and City staff regarding application details.

Chair Woody opened the public hearing.

Joe Morgan, resident, spoke in favor of project. He requested access to Powerpoint information in order to follow along with the meeting presentation.

Alysia Vaccaro, representing the applicant, addressed the Commission regarding the expected benefits the project's approval could bring.

Chair Woody closed the public hearing.

Commission's final comments focused on an appreciation for the narrow scope and focused language of the application.

**A motion was made by Commissioner Siqueland, seconded by Commissioner Longwell, that the Planning and Housing Commission recommend the APPROVAL of ZTA2023-0006 to the City Council, based on the findings contained in the staff report, and find the project exempted from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15061(b)(3). The motion carried by the following vote:**

**Aye:** 5 - Chair Woody, Vice Chair Vernon, Commissioner Alexander, Commissioner Longwell, and Commissioner Siqueland

## WRITTEN COMMUNICATIONS

None.

## ADMINISTRATIVE REPORTS

Joanne Coletta, Director of Planning and Development Department, requested Commission's selection of up to two Commissioners to participate in one-on-one

stakeholder meetings regarding the Downtown Revitalization Specific Plan amendment. The Commission decided that Commissioner Siqueland and Commissioner Alexander will participate, and Vice Chair Vernon will serve as an alternate if needed.

## **PLANNING AND HOUSING COMMISSIONERS' REPORTS AND COMMENTS**

Commissioners Siqueland and Alexander commented on Mr. Morgan's concerns regarding presentation materials. They noted that the Commissioners also do not have more than the materials provided publicly the week before a Planning Commission meeting.

Ms. Coletta noted that copies of the presentation can be provided for the benefit of the public present at Commission meetings.

## **FUTURE AGENDA ITEMS**

Several future agenda items were noted for the Planning Commission meetings of February 12 and February 26, 2024.

## **ADJOURNMENT**

Chair Woody adjourned the meeting at 6:41 p.m. to the Planning and Housing Commission meeting of Monday, February 12, 2024, commencing at 6:00 p.m. in the City Hall Council Chambers.