

MINUTES: of the Planning Commission Meeting of the City of Redlands held Tuesday, June 10, 2014, at 4:00 p.m. are as follows:

PRESENT: John James, Chairman
Carol Dyer, Vice Chairperson
Steven Frasher, Commissioner
Conrad Guzkowski, Commissioner
Jan Hudson, Commissioner
Ken Jeske, Commissioner
Julie Rock, Commissioner

ADVISORY STAFF Oscar W. Orci, Development Services Director
PRESENT: Lorelee Farris, Associate Planner

I. CALL TO ORDER AND PUBLIC COMMENT PERIOD - 3 MINUTES

Chairman James called the meeting to order, and opened up the Public Comment period. All members were present.

There were no Public Comments forthcoming and the Public Comment period was closed.

II. CONSENT CALENDAR - None

III. OLD BUSINESS - None

IV. NEW BUSINESS

A. **HILLWOOD INVESTMENT PROPERTIES, APPLICANT**
(PROJECT PLANNER: LORALEE FARRIS)

Significant project presentation to the Planning Commission for a Planned Development application (Planned Development No. 3) to construct two warehouse/distribution centers consisting of a 600,727 square foot building and a 499,724 square foot building on approximately 50.67 acres located north of the Interstate 10 Freeway, along the south side of Lugonia Avenue and the east side of Bryn Mawr Avenue, within the EV/SD (Special Development) District of the East Valley Corridor Specific Plan.

The project also entails the a request to approve Tentative Parcel Map No. 19641 to subdivide 50.67 acres into two parcels consisting of a 27.04 acre parcel and a 23.62 acre parcel.

Ms. Lorelee Farris gave a brief overview of the project and stated Mr. John Magness and Mr. John Schaefer from Hillwood Investment Properties will give a significant project presentation of the proposed project.

Mr. Magness, project representative gave a brief overview and presentation to the Planning Commission.

There was discussion between the Commission and the Hillwood Investment Properties representatives.

There was no motion needed.

V. ADDENDA

- A. Discussion on a draft ordinance to establish regulations and development standards for Single Room Occupancy (SRO) units.

Assistant Director Robert Dalquest confirmed item V.A. will be continued to the July 8th, 2014 Planning Commission meeting.

VI. MINUTES

- A. Minutes of May 13, 2014

MOTION

It was moved by Commission Hudson seconded by Commissioner Frasher and carried on a 7-0 vote that the Planning Commission approve the minutes of May 13, 2014.

VII. LAND USE AND CITY COUNCIL ACTIONS OF MAY 20TH AND JUNE 3RD, 2014.

Chairman James inquired if there were any City Council Actions to report.

Assistant Director Dalquest confirmed the City Council approved Specific Plan No. 41 Amendment No. 5, and Conditional Use Permit No. 1011 for the Panera drive through and approved the Final Tract Map No. 16742 for Melia Homes.

VIII. ADJOURN TO JUNE 24, 2014

Chairman James adjourned the meeting at 5:00 p.m. to the June 24, 2014 Planning Commission meeting.

Linda McCasland
Administrative Analyst

Oscar W. Orci
Development Services Director