

CITY OF SAN BERNARDINO

AGENDA

FOR THE
PLANNING COMMISSION
REGULAR MEETING
DECEMBER 13, 2022

6:00pm

BOARD ROOM • 201 NORTH E STREET, 3RD FLOOR • SAN BERNARDINO, CA 92401 • WWW.SBCITY.ORG

Monique Guerrero

COMMISSIONER, WARD 1

Amelia S. Lopez

COMMISSIONER, WARD 2

Ivan Garcia

COMMISSIONER, WARD 3

Larry Quiel

COMMISSIONER, WARD 4

Jesus F. Flores

COMMISSIONER, WARD 5



Dolores Armstead

COMMISSIONER, WARD 6

Ronnie E. Lewis III

COMMISSIONER, WARD 7

Vacant

COMMISSIONER,
MAYOR'S APPOINTEE

Harmoni Morales

COMMISSIONER,
MAYOR'S APPOINTEE

David Murray

STAFF LIAISON

CALL TO ORDER**PLEDGE OF ALLEGIANCE****ROLL CALL****PUBLIC COMMENTS FOR ITEMS LISTED AND NOT LISTED ON THE AGENDA**

A three-minute limitation shall apply to each member of the public who wishes to address the Planning Commission on any item on the agenda, excluding public hearings. There is no limit to the number of items that may be discussed within the three-minute time limit. To be called on by the Chairperson, please turn in individual speaker slips to the Secretary by 6:00 p.m. the day of the meeting. If you wish, you may email your speaking request to CEDPublicComment@sbcity.org by 5pm the day before the meeting. Emailed requests to speak will not be accepted from anyone but the person requesting to speak.

CONSENT CALENDAR

There will be no separate discussion of Consent Calendar items unless a Commissioner requests that the item be considered in its normal sequence on the agenda.

1. Approval of Draft Minutes

Recommendation: Approve the minutes of the Regular Meeting of November 8, 2022.

PUBLIC HEARING**2. Subdivision 21-03 (Tentative Tract Map 20455) and Development Permit Type-P 22-04**

Subject: A request to allow the subdivision of a project site comprised of two (2) parcels containing a total of approximately 4.27 acres into sixteen (16) single-family lots (Tentative Tract Map 20455), and the development of sixteen (16) detached single family residences.

Address:	Southwest corner of W. 48 th Street and N. Orange Drive
Zone:	Residential Suburban (RS)
Environmental Determination:	Categorically Exempt, pursuant to §15332 (In-Fill Development Projects) of the State CEQA Guidelines
Owner/ Applicant:	Marc Homes, LLC
APN:	0151-221-21 and 22
Ward:	5

Recommendation: Staff recommends that the Planning Commission adopt Resolution No. 2022-050 approving Subdivision 21-03 and Development Permit Type-P 22-04, based on the Findings of Fact and subject to the recommended Conditions of Approval; and finding the project is subject to a Categorical Exemption under the California Environmental Quality Act.

3. Development Code Amendment 22-06

Subject: A City-initiated amendment to Section 19.70.035 (Development and Operational Standards for Temporary Use Permits) of the City of San Bernardino Development Code (SBMC Title 19) to update standards for Sub-Section (B) - On-Site and Off-Site Contractor's Construction Yards.

Environmental Determination: Exempt under the California Environmental Quality Act ("CEQA"), pursuant to Section 15061(b)(3) (Review for Exemption) of the State CEQA Guidelines

Ward: All

Recommendation: Staff recommends that the Planning Commission adopt Resolution No. 2022-043 approving Development Code Amendment 22-06, based on the Findings of Fact and subject to the recommended Conditions of Approval; and finding the project is subject to a Categorical Exemption under the California Environmental Quality Act.

NON-PUBLIC HEARING

4. Short-Term Vacation Rentals

Recommendation: Staff recommends that the Planning Commission receive and file and update on the state of short-term vacation rentals in the City and forward a recommendation to the City Council to direct staff to develop a regulatory scheme for short-term vacation rentals in the City's residential districts.

PLANNING COMMISSION REPORTS / ANNOUNCEMENTS

DIRECTOR'S REPORT

ADJOURNMENT

The next regular meeting of the Planning Commission will be held on ***Tuesday, January 10, 2023 at 6:00pm in the Board Room located at 201 North E Street, 3rd Floor***, San Bernardino, California 92401.