

REGULAR MEETING OF THE PLANNING COMMISSION  
OF THE CITY OF VICTORVILLE

October 11, 2006  
7:00 p.m.

Mojave Desert Air Quality  
Management District - Boardroom  
14306 Park Avenue

ANY INDIVIDUAL WITH A DISABILITY WHO REQUIRES REASONABLE  
ACCOMMODATION TO PARTICIPATE IN A PLANNING COMMISSION  
MEETING MAY REQUEST ASSISTANCE AND/OR RECEIVE THE AGENDA  
IN AN ALTERNATIVE FORMAT BY CONTACTING THE PLANNING  
DEPARTMENT SECRETARY AT (760) 955-5132 NO LATER THAN SEVENTY-  
TWO HOURS PRIOR TO THE MEETING

Call to Order

Roll Call

Invocation & Pledge of Allegiance

APPROVAL OF MINUTES:

Planning Commission Regular Meeting of September 13, 2006

PUBLIC HEARINGS:

1. CONDITIONAL USE PERMIT CUP-06-064 – VICTOR VALLEY RESCUE MISSION  
CONTINUANCE REQUESTED

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF  
VICTORVILLE GRANTING CONDITIONAL USE PERMIT CUP-06-064 TO ALLOW FOR  
A HOMELESS OUTREACH CENTER AND RELATED SERVICES

Location – 16822 C Street

2. PARCEL MAP PM-06-025 – VICTOR DEAN WILLIAMS

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF  
VICTORVILLE GRANTING PARCEL MAP PM-06-025 TO ALLOW FOR THE  
CREATION OF TWO PARCELS FROM ONE EXISTING PARCEL

Location – North of Ritter Street, south of Enramada Road and east of and abutting  
Cahuenga Road

3. SITE PLAN SP-06-074 – USA SAKA CORPORATION

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF  
VICTORVILLE GRANTING SITE PLAN SP-06-074 TO ALLOW FOR A 19-UNIT  
APARTMENT COMPLEX

Location – North of Calgo Drive, south of Tawney Ridge Drive and east of and abutting Barranca Way

4. TENTATIVE TRACT TT-06-059 – HELLER DEVELOPMENT

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING TENTATIVE TRACT TT-06-059 TO ALLOW FOR THE DEVELOPMENT OF A 142-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION

Location – North of and abutting Hopland Street, south of Zuni Road, east of White Sands Street

5. TENTATIVE TRACT TT-06-053 – VICTORVILLE 244 LOST, LLC  
**CONTINUANCE REQUESTED**

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING TENTATIVE TRACT TT-06-053 TO ALLOW FOR A MODIFICATION AND AN EXTENSION OF TIME TO APPROVED TENTATIVE TRACT TT-03-018

Location – North of and abutting Tawney Ridge Lane, south of and abutting Hopland Street, east of and abutting El Evado Road and west of and abutting Cahuenga Road

CONTINUED PUBLIC HEARINGS:

6. SITE PLAN SP-06-083 AND CONDITIONAL USE PERMIT CUP-06-058 – A.C. NEDJEDLY

A. SP-06-083

PROJECT – A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING SITE PLAN SP-06-083 TO ALLOW FOR THE DEVELOPMENT OF AN AUTOMOBILE SALES FACILITY

B. CUP-06-058

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING CONDITIONAL USE PERMIT CUP-06-058 TO ALLOW FOR AUTOMOBILE SALES

Location – North of and abutting Palmdale Road, south of Seneca Road, east of El Evado Road and west of Del Gado Road

7. PARCEL MAP PM-06-013 – VICTORVILLE STORAGE, LLC  
**WITHDRAWN BY APPLICANT**

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING PARCEL MAP PM-06-013 TO ALLOW FOR THE CREATION OF THREE PARCELS FROM ONE EXISTING PARCEL

Location – North of Eucalyptus Street, south of Sycamore Street, east of Amethyst Road and west of Interstate 15

8. TENTATIVE TRACT TT-06-044 – ALVARO SALDANA

NOTICE OF ADOPTION OF A NEGATIVE DECLARATION AND PUBLIC HEARING ON PROPOSED TENTATIVE TRACT TT-06-044

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING TENTATIVE TRACT TT-06-044 TO ALLOW FOR THE DEVELOPMENT OF A 35-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION

Location – Southwest corner of Olivine Road and Mesa View Drive

9. PARCEL MAP PM-06-020, SITE PLAN SP-06-054 AND CONDITIONAL USE PERMIT CUP-06-046 – MOJAVE VICTORVILLE, L.P.  
**CONTINUANCE REQUESTED**

A. PM-06-020

PROJECT – A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING PARCEL MAP PM-06-020 TO ALLOW FOR THE CREATION OF FOUR PARCELS FROM ONE EXISTING PARCEL

B. SP-06-054

PROJECT – A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING SITE PLAN SP-06-054 TO ALLOW FOR THE DEVELOPMENT OF A RETAIL CENTER AND RESTAURANT WITH DRIVE-THRU FACILITIES

C. CUP-06-046

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING CONDITIONAL USE PERMIT CUP-06-046 TO ALLOW FOR A RESTAURANT WITH DRIVE THRU FACILITIES WITHIN 100- FEET OF RESIDENTIAL PROPERTY

Location – Southwest corner of Mojave Drive and Village Drive

10. SITE PLAN SP-06-043 – SCOTT KIM  
**CONTINUANCE REQUESTED**

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING SITE PLAN SP-06-043 TO ALLOW FOR THE DEVELOPMENT OF AN OFFICE/RETAIL/RESTAURANT BUILDING

Location – Northwest corner of Anacapa Road and Amargosa Road

11. SITE PLAN SP-06-084 AND CONDITIONAL USE PERMIT CUP-06-059 – POOL TYME, INC.

A. SP-06-084

PROJECT – A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING SITE PLAN SP-06-084 TO ALLOW FOR THE CONVERSION OF AN EXISTING RESIDENTIAL HOME INTO A COMMERCIAL BUILDING

B. CUP-06-059

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING CONDITIONAL USE PERMIT CUP-06-059 TO ALLOW FOR A POOL SALES AND CONSTRUCTION OFFICE WITHIN A R-1 (SINGLE-FAMILY RESIDENTIAL) ZONE DISTRICT

Location – North of Green Tree Boulevard, south of Sunhill Drive and east of and abutting Hesperia Road

12. TENTATIVE TRACT TT-06-039 – UNITED ENGINEERING GROUP

NOTICE OF ADOPTION OF A NEGATIVE DECLARATION AND PUBLIC HEARING ON PROPOSED TENTATIVE TRACT TT-06-039

PROJECT - A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF VICTORVILLE GRANTING TENTATIVE TRACT TT-06-039 TO ALLOW FOR THE DEVELOPMENT OF A 174-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION

Location – Northeast corner of Dos Palmas Road and Mesa Linda Avenue

PUBLIC COMMENTS:

NEW BUSINESS:

13. SITE PLAN SP-06-076 – SOUTHWEST GAS CORPORATION

STAFF IS REQUESTING A DETERMINATION FROM THE PLANNING COMMISSION REGARDING THE SUITABILITY OF A PROPOSED METAL BUILDING

Location – 13471 Mariposa Road

COMMUNICATIONS:

14. PLANNING DEPARTMENT ACTIVITY SUMMARY FOR SEPTEMBER 2006

15. PRESENTATION OF REPORTS BY COMMISSION MEMBERS

ADJOURNMENT