



Proud History
Prosperous Tomorrow

City of Banning

99 E. Ramsey Street • P.O. Box 998 • Banning, CA 92220-0998 • (951) 922-3125 • Fax (951) 922-3128

COMMUNITY DEVELOPMENT
DEPARTMENT

NOTICE OF PUBLIC HEARING AND NOTICE OF EXEMPTION FOR DESIGN REVIEW 17-7001 TO CONSIDER THE CONSTRUCTION OF A 29,536 SQUARE FOOT NEIGHBORHOOD GROCERY STORE LOCATED ON THE SOUTH SIDE OF RAMSEY STREET EAST OF HIGHLAND SPRINGS AVENUE, ASSESSOR'S PARCEL NUMBERS 419-112-016 AND 019 WITHIN THE GENERAL COMMERCIAL (GC) ZONE.

NOTICE IS HEREBY GIVEN of a public hearing before the City of Banning Planning Commission, to be held on Wednesday, July 5, 2017, at 6:30 p.m. in the Council Chambers, City Hall, 99 East Ramsey Street, Banning, California, to consider the notice of exemption and a proposal by Greg Lukosky to construct a 29,536 square foot neighborhood grocery store.

Information regarding the Notice of Exemption and Design Review can be obtained by contacting the City's Community Development Department at (951) 922-3125, or by visiting the City Hall located at 99 East Ramsey Street, Banning. You may also go to the City of Banning website at <http://www.ci.banning.ca.us/>.

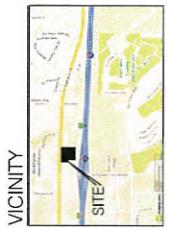
All parties interested in speaking either in support of or in opposition of this item are invited to attend said hearing, or to send their written comments to the Community Development Department, City of Banning at P.O. Box 998, Banning, California, 92220.

If you challenge any decision regarding the above proposal in court, you may be limited to raising only those issues you or someone else raised in written correspondence delivered to the City Clerk at, or prior to, the time the Planning Commission makes its decision on the proposal; or, you or someone else raised at the public hearing or in written correspondence delivered to the hearing body at, or prior to, the hearing (California Government Code, Section 65009).

BY ORDER OF THE COMMUNITY DEVELOPMENT DIRECTOR OF THE CITY OF BANNING, CALIFORNIA

Patty Nevins
Community Development Director

Dated: June 20, 2017
Publish: June 23, 2017



LEGAL

PROJECT SUMMARY

LAND USE AREA: 26.00 AC (113,334 SF -z)
MARKET: 20.536 SF
BUILT-UP COVERAGE (F.A.G.): 25.1%
REQUIRED PARKING: 119 STALLS
RETAIL (11500): 126 STALLS
PARKING PROVIDED: 110 STALLS
LANDSCAPE, COVERAGE (F.A.G.): 16.053 SF (14.8B)
TO TOT LANDSCAPE AREA: 25.053 SF
PARKING LOT AREA: 2.540 SF
PARKING LOT LANDSCAPE:

CONCEPTUAL SITE
PLAN
OCTOBER 2011

F. 94-344-2720

W. RAMSEY STREET

1100

111

—**ADVANCED DRAWING:**
GEOMETRIC CONSTRUCTIONS, CONSTRUCTIONS

ENVIRONMENTAL SIGN

PROPOSED
SIGNAL

GE

419-120-019
GENERAL COMM
VACANT

419-120-026
GENERAL COMMERCIAL
(E) HOTEL

1

- 1 -

YESTERDAY THE PARLIAMENTARY SECRETARIAT, COMMISSIONERS OF THE CHARTER OF THE CROWN, PRESENTED TO THE HOUSE OF COMMONS A BILL TO AUTHORISE THE GOVERNMENT TO MAKE AN ORDER IN COUNCIL FOR THE CONSTITUTION OF A NEW PROVINCE, NAMED THE PROVINCE OF ALBERTA, OUT OF A PORTION OF THE PROVINCE OF SASKATCHEWAN, AND FOR THE CONSTITUTION OF A NEW PROVINCE, NAMED THE PROVINCE OF NUNAVUT, OUT OF A PORTION OF THE PROVINCE OF YUKON. THE BILL WAS READ THE FIRST TIME, AND REFERRED TO THE COMMITTEE ON FINANCE.

1-10 WEST BOUND
OFF-RAMP