



City of Banning

Community Development Department

NOTICE OF INTENT TO ADOPT A CATEGORICAL EXEMPTION AND NOTICE OF PUBLIC HEARING FOR DESIGN REVIEW 20-7002 TO CONSIDER A PROPOSAL TO ALLOW FOR THE RECONSTRUCTION OF AN EXISTING COMMERCIAL SPACE, THE ADDITION OF PARKING AREAS, AND A NEW MEDICAL OFFICE BUILDING ON A 1.39-ACRE PARCEL. THE PROJECT IS LOCATED AT 300 SOUTH HIGHLAND SPRINGS AVENUE WITHIN THE SUN LAKES NORTH SPECIFIC PLAN IN THE GENERAL COMMERCIAL ZONING DISTRICT. (APN 419-140-041)

NOTICE IS HEREBY GIVEN of a public hearing before the City of Banning Planning Commission, to be held on Wednesday, October 7, 2020, at 6:30 p.m. in the Council Chambers, City Hall, 99 East Ramsey Street, Banning, California, and by video conference call, to consider a Notice of Exemption (NOE) and Design Review (DR 20-7002) to allow for the for the reconstruction of an existing commercial space, the addition of parking areas, and a new medical office building located at 300 South Highland Springs Avenue within the Sun Lakes North Specific Plan, APN 419-140-041.

Pursuant Governor's Executive Order N-29-20 all public gatherings, regardless of venue or size, the Council Chambers shall occur with limited capacity and by videoconferencing. For this meeting, the Planning Commissioners, City staff, and public will be able to observe and participate in this meeting in one of the following ways listed below:

<https://us02web.zoom.us/j/85362937372?pwd=UWRjL1BhTG92dzVFaFRBVHc4Rno3Zz09>

Meeting ID: 853 6293 7372

Password: 467407

One tap mobile: +16699009128,85362937372#

Dial in: +1 669 900 9128 US

Meeting ID: 853 6293 7372

Find your local number: <https://us02web.zoom.us/j/85362937372?pwd=UWRjL1BhTG92dzVFaFRBVHc4Rno3Zz09>

To observe the live meeting through your personal computer, but not participate with video or oral comments, you may use your computer or smart phone to enter the following or click on the link:

<https://banninglive.viebit.com>

or on the Banning Government Channel on Cable Television

Information regarding the Notice of Exemption can be obtained by contacting the City's Community Development Department at (951) 922-3125, or by visiting the following link: <http://www.ci.banning.ca.us/426/Public-Notices-Announcements>

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

Adam Rush, M.A., AICP
Community Development Director

Dated: September 22, 2020
Publish: September 25, 2020

CITY OF BANNING

PROJECT NUMBER: DR 20-7002



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7/27/2020

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WILLDAN

Engineering

extending your reach

PROJECT VICINITY

ADDRESS/APN: Sun Lakes Blvd. and Highland Springs Ave./419-140-041
ZONE: Specific Plan - General Commercial Sun Lakes North

CITY OF BEAUMONT

HIGHLAND SPRINGS AVE

PROJECT LOCATION

SUN LAKES VILLAGE DR

SUN LAKES BLVD

OAKMONT DR
BROOKSIDE DR
COUNTRY CLUB DR
LA QUINTA DR
MERION CT
MAIRFIELD CT
LA QUINTA DR
AUGUSTA WAY
INDIAN WELLS RD
RIVERA AVE
MAIDSTONE ST
SEMINOLE CT
SHOAL CREEK ST
PINE

■■■ | Banning City Boundary