



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 TO CONSIDER APPROVAL FOR A TWELVE (12) MONTH EXTENSION OF TIME FOR TENTATIVE PARCEL MAP 34335 (TPM 34335), LOCATED GENERALLY SOUTH OF THE RAILROAD RIGHT OF WAY, IMMEDIATELY NORTH OF BANNING AIRPORT, AND EAST OF HATHAWAY STREET; APN'S 532-110-006, 532-130-001 AND 532-130-002

NOTICE IS HEREBY GIVEN of a public hearing before the City of Banning City Council, to be held on Tuesday, November 14, 2017, at 5:00 p.m. in the Council Chambers, City Hall, 99 East Ramsey Street, Banning, California, to consider granting a twelve (12) month time extension for Tentative Parcel Map 34335 (TPM 34335) The proposed project site is located generally, south of the railroad right of way, immediately north of Banning Airport, and east of Hathaway Street, APN's 532-110-006, 532-130-001 and 532-130-002. TPM 34335 was previously approved on April 12, 2016.

Information regarding the request for twelve (12) month extension of time for Tentative Parcel Map 34335 (TPM 34335) 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 to this item are invited to attend the hearing, or to send their written comments to the Community Development Department, City of Banning at 99 E. Ramsey Street, 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 City Council makes its recommendation 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).

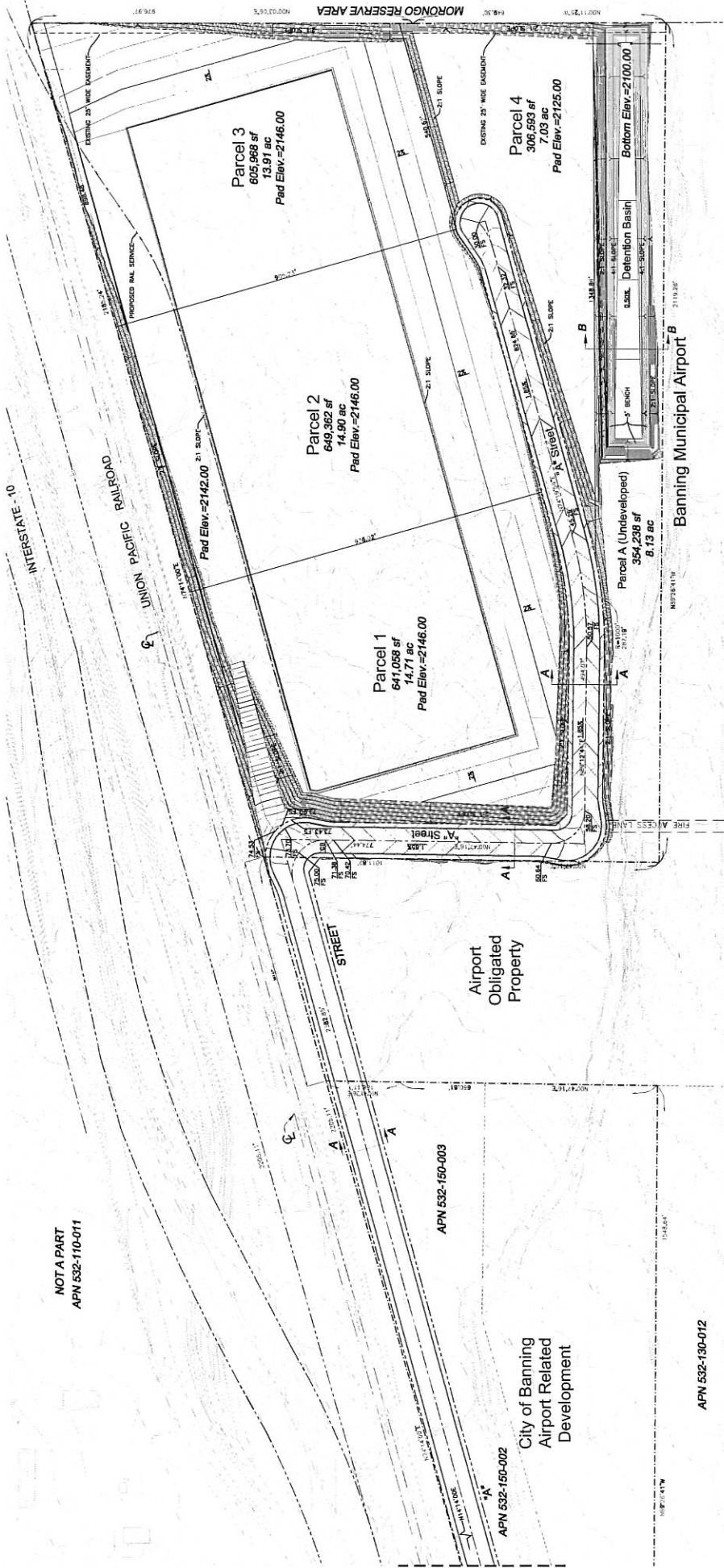
BY ORDER OF THE COMMUNITY DEVELOPMENT DIRECTOR OF THE CITY OF BANNING, CALIFORNIA

Patty Nevins
Community Development Director

Dated: October 31, 2017
Publish: November 3, 2017

TENTATIVE PARCEL MAP NO. 34335

NOT A PART
APN 532-170-011



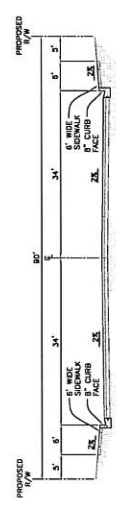
MATCHLINE - SEE SHEET NO. 2

City of Banning
Airport Related
Development

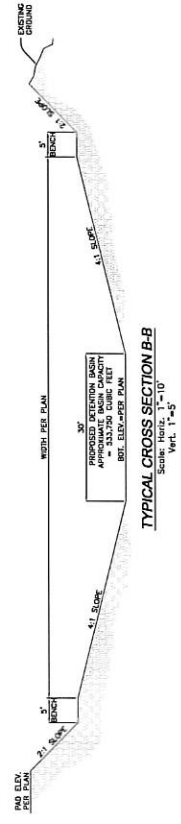
APN 532-150-003

APN 532-150-002

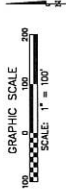
APN 532-130-012



TYPICAL STREET CROSS SECTION A-A
Vert. 1"=5'



TYPICAL CROSS SECTION B-B
Vert. 1"=5'



PROJECT DATA:
 2,762,098 SF (63.88 AC)
 291,148 SF (6.78 AC)
 80,000 SF (1.83 AC)
DECISION BASK:
 NET (DEVELOPABLE) AREA: 2,440,914 SF (56.04 AC)

OWNER/DEVELOPER

MC HOLDINGS, LLC
 1000 WEST 10TH AVENUE, SUITE 200
 NEWPORT BEACH, CA 92660
 TEL: (949) 444-0013
 FAX: (949) 444-0013
 COUNCIL: 087 ORDIN.

SOILS ENGINEER

CELESTINE ENGINEERING
 1000 WEST 10TH AVENUE, SUITE 200
 NEWPORT BEACH, CA 92660
 TEL: (949) 444-0013
 FAX: (949) 444-0013
 COUNCIL: 087 ORDIN.

GENERAL PLAN

AIRPORT INDUSTRIAL

ZONING

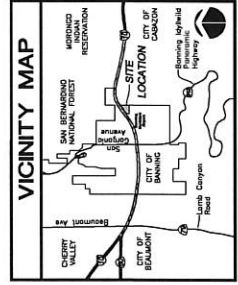
IA

APN

532-130-001
 532-130-002
 532-130-003

BENCH MARK

PERMANENT BENCH MARK IN PLASTER SURFACE
 MARKED TO 1311.37 FT PER NATIONAL GEODETIC
 SURVEYING SYSTEM (NAD 83). THE BENCH MARK IS
 LOCATED AT THE CORNER OF THE SAN GABRIEL AVENUE
 AND 10TH AVENUE IN BANNING, CALIFORNIA.
 ELEVATION: 2113.44 FEET DATUM=NAVD83 29

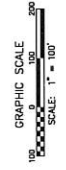
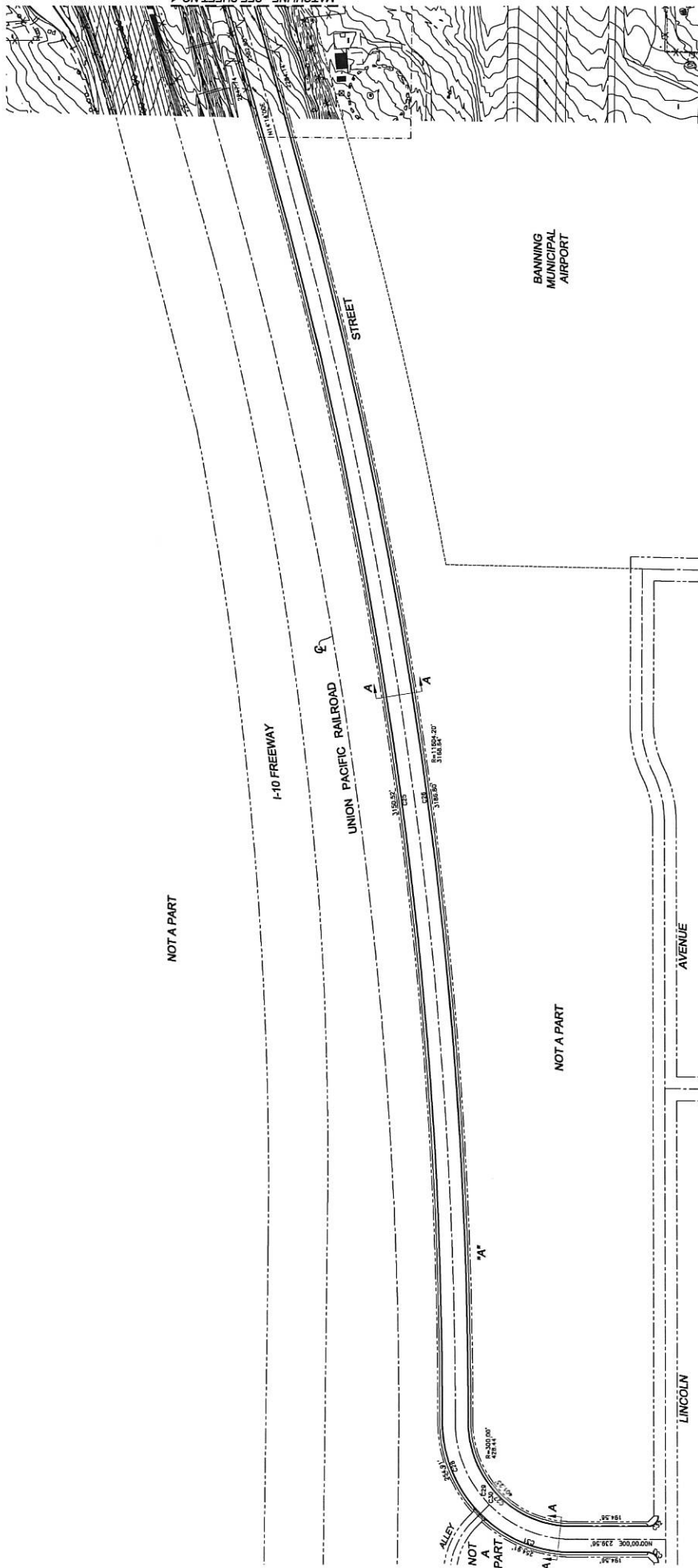


THOMAS GUIDE PAGE #722, GRIDS E & F-3

PREPARED BY:

**Kinley-Horn
and Associates, Inc.**
 1000 W. 10TH AVENUE, SUITE 200
 NEWPORT BEACH, CA 92660
 TEL: (949) 782-0941 FAX: (949) 782-0949

TENTATIVE PARCEL MAP NO. 34335



PROJECT DATA:
 2,782,088 SF (63,887 AC)
 231,144 SF (5.26 AC)
 80,310 SF (1.83 AC)
 NET (BIDDABLE) AREA: 2,470,624 SF (56.32 AC)

OWNER/DEVELOPER:
 250 NORTH GARDEN AVENUE, SUITE 200
 ANAHEIM, CA 92805
 TEL: (949) 271-0073
 FAX: (949) 847-0899
 COUNCIL: JEFF COBURN

SOILS ENGINEER:
 GEOTECHNICAL INCORPORATED
 10001 WILSON AVENUE, SUITE 330A
 IRVINE, CA 92618
 TEL: (949) 222-0508
 FAX: (949) 222-0508
 COUNCIL: ANTHONY F. BELFAST

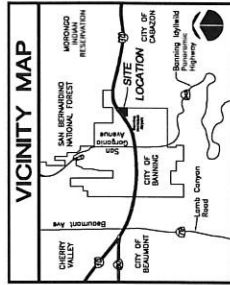
CURVE	LENGTH	RADIUS	DELTA	TANGENT
C25	115.17	1151.70	15.00	1151.70
C26	318.37	1151.70	15.00	3183.70
C27	318.37	1151.70	15.00	3183.70
C28	318.37	1151.70	15.00	3183.70
C29	19.45	11.00	85.72-1.1	19.45
C30	33.71	33.71	90.00	33.71
C31	238.31	33.71	90.00	2383.10
C32	39.27	39.27	90.00	39.27
C33	39.27	39.27	90.00	39.27

GENERAL PLAN:
 AIRPORT INDUSTRIAL

ZONING:
 AP-4

AKN:
 332-130-001
 332-130-002
 332-115-003

BENCH MARK:
 ROUND "I" BRASS DISK IN PLASTIC SLEEVE
 2.75" DIA. 1.25" HIGH
 SETPOINT LOCATED 2.75' WEST ALONG
 CENTERLINE OF 10' WIDE SIDEWALK
 CROSSING LINCOLN AVENUE
 ELEVATION: 2113.44 FEET DATUM=HIGD 29



THOMAS GUIDE PAGE #722, GRIDS E & F-3
 PREPARED BY:

**Kimley-Horn
 and Associates, Inc.**
 2000 WALTON AVENUE, SUITE 100
 BANNING, CA 92410
 TEL: (951) 762-5041 FAX: (951) 762-5047