

MINUTES OF THE CITY OF MONTCLAIR REAL ESTATE
COMMITTEE MEETING HELD ON MONDAY, OCTOBER 21,
2019 AT 6:00 P.M. IN THE CITY HALL CONFERENCE
ROOM, 5111 BENITO STREET, MONTCLAIR, CALIFORNIA

I. CALL TO ORDER

Chair Dutrey called the meeting to order at 6:00 p.m.

II. ROLL CALL

Present: Mayor Dutrey (Chair); Mayor Pro Tem Raft (Vice Chair); City Manager Starr; Director of Community Development/City Planner Diaz; Assistant Director of Housing/Planning Manager Caldwell; Associate Planner Gutierrez; Public Works Director/City Engineer Castillo; Senior Management Analyst Fuentes; City Attorney Robbins; City Clerk Phillips

III. APPROVAL OF MINUTES

A. REAL ESTATE COMMITTEE — August 19, 2019

The Committee approved the August 19, 2019 minutes of the Real Estate Committee meeting.

IV. PUBLIC COMMENT — None

V. DISCUSSION ITEMS

A. DEVELOPMENT PROPOSALS

1. PROJECTS OFFICIALLY SUBMITTED FOR FORMAL CITY REVIEW

- MacArthur Park

The Committee reviewed a Conditional Use Permit request from Crown Castle for a cell tower relocation that is necessary due to the I-10 widening project. The cell tower, located at MacArthur Park, 5450 Deodar Street, would be moved several feet away from the wall where it currently exists, and the design will be updated to add more branches and foliage to the tree design of the tower.

- 9150 Benson Avenue

The Committee reviewed a proposed upgrade by Giant RV for its existing electronic message center sign.

- 5391- 5459 Moreno Drive

The Committee reviewed the proposed design for the replacement of an existing freeway-oriented identification sign for Montclair East Shopping Center.

2. PROJECTS SUBMITTED FOR INFORMAL CITY REVIEW

- **5477 Palo Verde Street (JJ Properties & Investments, LLC)**

The Committee reviewed the proposed construction of a 1,615 sf single-story single-family residence with an attached 441 sf two-car garage and a freestanding 700 sf accessory dwelling unit on a vacant lot 8,442 sf lot.

- **5479 Palo Verde Street (Kumar Swaminathan)**

The Committee reviewed the proposed construction of a 3,109 sf two-story single-family residence with an attached 494 sf, two-car garage on a vacant 8,442 sf vacant lot.

B. PROPOSED PUBLIC IMPROVEMENTS

1. I-10 Freeway Monument Signs

The Committee reviewed preliminary monument sign designs at the I-10 freeway on-ramps, which are being constructed and paid for by **Caltrans** and the **San Bernardino County Transportation Authority** as part of the I-10 widening project.

C. CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT GRANT (SENATE BILL 2)

1. SB 2 Grant Funding Priorities

The Committee reviewed a proposed list of SB 2 grant funding priorities, noting that the City would be eligible to be reimbursed up to a maximum of \$160,000 .

VI. OTHER ITEMS — None

VII. ADJOURNMENT

At 6:08 p.m., Chair Dutrey adjourned the Real Estate Committee. The Committee is scheduled to next meet on Monday, November 18, 2019.

Submitted for Real Estate Committee approval,



Andrea Phillips, City Clerk