



PLANNING & DEVELOPMENT DEPARTMENT

"Promoting and Sustaining Quality Development"

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website - www.CoronaCA.gov

Online, All the Time

PRC AGENDA

PROJECT & ENVIRONMENTAL REVIEW COMMITTEE

(THIS MEETING IS NOT OPEN TO THE PUBLIC)

December 5, 2024

Packet Distribution

Mike Enriquez, I.T. Dept.
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A. Hurley, Planning & Development Dept.

<u>TIME:</u>	<u>NEW CASE:</u>	<u>PLANNER</u>
9:00 AM	CUP2024-0009 and TTM2024-0004	Evan L.

Conditional Use Permit CUP2024-0009 and **Tentative Map TTM2024-0004** to allow the construction of a new, multifamily residential development to comprise 99 units within five, detached buildings, in conjunction with covered parking facilities, an amenity building and related facilities (pool, community areas, etc.), grading and landscaping, on two, presently vacant lots. A Tentative Map is requested to allow individual ownership (airspace subdivision/condominiums) of the proposed residential units. The project site is located north of Foster Road (located within the jurisdiction of the County of Riverside), south of Cabot Drive, east of State Highway 15, and west of Stonebridge Place (Riverside County) on APNs 282-112-010 and 282-112-001.

Applicant: Temescal Canyon, LLC (Justin Ma)
2100 South State College Boulevard
Anaheim, CA 92806

10:30 AM	CUP2024-0010	Eduardo G.
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Conditional Use Permit CUP2024-0010 to allow the establishment of a new liquor store ("Jashua Liquor") within an existing suite (No. 103) of the Potomac Square retail center. No improvements are proposed to the exterior of the suite or broader center. The project site is located north of East Rincon Street, south of State Highway 15, east of North Main Street and west of North Joy Street within the boundaries of the North Main Street Specific Plan (SP 99-01) at 511 North Main Street.

Applicants: Jahshua Unlimited Inc. (Wasef Houch and Anmar Yousif)
1536 W 18th Street
Upland, CA 91874