

NOTICE OF PUBLIC HEARING

DATE: Tuesday, December 6, 2016

TIME: 7:00 p.m.

PLACE: City of Chino Hills Council Chambers
14000 City Center Drive
Chino Hills, CA 91709

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Chino Hills will hold the continued public hearing at the time and place indicated above to consider an amendment to Site Plan Review No. 99SPR01.

PROJECT DESCRIPTION: Design UA is requesting approval of an amendment to Site Plan Review No. 99SPR01 to remodel an existing 4,440-square foot McDonald's drive-through fast-food restaurant. The remodel includes modifications to the interior floor plan, a complete exterior renovation, and the addition of a second drive-through queuing lane. The addition of the second drive-through queuing lane is proposing to reconfigure McDonald's existing parking lot by removing four (4) existing parking stalls. Approval of an amendment to the Site Plan Review is required to allow the remodel and site plan alteration that were not included under the original entitlement.

PROJECT LOCATION: The project is located at 15950 Los Serranos Country Club drive within the Country Club Marketplace shopping center.

NOTICE IS HEREBY FURTHER GIVEN that a determination has been made that the proposed project is exempt from CEQA under Section 15301(e) Existing Facilities of the CEQA Guidelines. The proposed amendment to Site Plan Review No. 99SPR01 is to allow the remodel of an existing McDonald's drive-through fast-food restaurant; the proposed remodel consists of modifications to the interior floor plan, a complete exterior renovation, and the addition of a second drive-through queuing lane. There is no potential for the project to cause a significant effect on the environment. The project development application is available for public review at the City of Chino Hills Community Development Department at 14000 City Center Drive, Chino Hills, CA Monday, through Thursday from 7:30 a.m. to 5:00 p.m. and Friday from 7:30 a.m. to 4:00 p.m. All persons may give testimony at the time and place indicated above.

NOTICE IS HEREBY FURTHER GIVEN that if you challenge the above described project in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

ALL PERSONS INTERESTED are invited to be present at the public hearing. Additional information regarding this project may be obtained from Jerrod Walters, Senior Planner, with the Community Development Department at (909) 364-2753.

DATED: November 22, 2016
S/Jerrod Walters, Senior Planner

PUBLISH: Chino Hills Champion
Saturday, November 26, 2016