



*City of Hesperia*

July 10, 2019

**CITY OF HESPERIA  
DEVELOPMENT REVIEW COMMITTEE  
JOSHUA ROOM AT 10:00 A.M.  
9700 SEVENTH AVE.  
HESPERIA, CA 92345**

**ITEMS FOR DISCUSSION**

- 1. SPRE19-00002 (APN: 0413-111-45)** Consideration of a sixth extension of time for Site Plan Review SPR-2007-74; to construct a two-story, 21,047 square foot medical office building on 1.1 gross acres within the Pedestrian Commercial (PC) Zone of the Main Street and Freeway Corridor Specific Plan, located on the south side of Main Street, approximately 380 feet west of Ninth Avenue (William H. Haushalter)  
**Staff Person:** Ryan Leonard
- 2. ME19-00008 (APN: 0411-172-16)** Consideration of a Minor Exception to allow a two-foot setback reduction to the required 30-foot setback required for metal buildings at 9730 Timberlane Avenue (Applicant: David Jones)  
**Staff Person:** Ryan Leonard
- 3. TPM19-00004 (APN: 0405-371-37)** Consideration of a Tentative Parcel Map to create two parcels from five gross acres within the RR-2 ½ zone located on the east side of Opal Avenue, 290 feet south of Mesquite Street. (Applicant: Mas Tierra)  
**Staff Person:** Daniel Alcayaga
- 4. CUPR19-00004/TPMR19-00001 (APN: 0399-011-24)** Consideration of a revised conditional use permit to allow a vehicle wash facility in conjunction with a Tentative Parcel map amending the configuration of the parcel layout on 11.6 gross acres within the C2 zone located on the south side of Bear Valley, approximately 1,400 feet to the east of Jacaranda Avenue (Applicant: Rich Development Enterprises, LLC)  
**Staff Person:** Daniel Alcayaga
- 5. TTE19-00002 (APN(s): 0405-261-15 thru 18 & 27 thru 30)** Consideration of an extension of time for Tentative Tract TT-17916 to create 177 single-family residential lots on 40.0 gross acres, and to allow an extension of time for approved Variance VAR09-10153 to eliminate the 500 square feet of common usable open space for TT-17916, zoned Low Density Residential within the Main Street and Freeway Corridor Specific Plan, located on the southwest corner of Mojave Street and Topaz Avenue .  
**Staff Person:** Ryan Leonard