

# City of Hesperia

## STAFF REPORT



**DATE:** March 7, 2017  
**TO:** Mayor and Council Members  
**FROM:** Nils Bentsen, City Manager  
**BY:** Michael Blay, Director of Development Services  
Jamie Carone, Administrative Analyst  
**SUBJECT:** Parcel Map No. 19555

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### RECOMMENDED ACTION

It is recommended that the City Council adopt Resolution No. 2017-009 approving Parcel Map No. 19555 to create four parcels and a remainder from 21 gross acres and a site plan review to construct 19,548 square feet of retail/commercial on 4.36 acres within the Regional Commercial (RC) zone of the Main Street and Freeway Corridor Specific Plan located on the southwest corner of Main Street and Cataba Road (Applicant: Lewis Retail Centers; APN: 3064-601-06).

### BACKGROUND

On June 18, 2014, the Development Review Committee approved Tentative Parcel Map No. 19555 to create four parcels and a remainder from 21 gross acres and a site plan review to construct 19,548 square feet of retail/commercial on 4.36 acres within the Regional Commercial (RC) zone of the Main Street and Freeway Corridor Specific Plan located on the southwest corner of Main Street and Cataba Road (APN: 3064-601-06).

Staff has reviewed the map and determined that it complies with all General Plan and zoning regulations, all required conditions of approval, and with all local ordinances related to the creation of these parcels.

### ISSUES/ANALYSIS

There are no issues identified with this item.

### FISCAL IMPACT

There are no significant fiscal impacts to the City related to this action.

### ALTERNATIVE(S)

1. Provide alternative direction to staff.

### ATTACHMENT(S)

1. Resolution No. 2017-009
2. Parcel Map No. 19555