

# City of Hesperia STAFF REPORT



**DATE:** April 16, 2019

**TO:** Mayor and Council Members

**FROM:** Nils Bentsen, City Manager **SECOND READING AND ADOPTION**

**BY:** Mike Blay, Assistant City Manager  
Chris Borchert, Acting Principal Planner  
Ryan Leonard, Senior Planner

**SUBJECT:** Specific Plan Amendment SPLA19-00001; Guillermo Calixto; APNs: 0357-303-04 & 05

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## RECOMMENDED ACTION

The Planning Commission recommends that the City Council introduce and place on first reading Ordinance No. 2019-05 approving Specific Plan Amendment SPLA19-00001 to change approximately 4.1 gross acres, of a 4.9 gross acre site within the Main Street and Freeway Corridor Specific Plan from Regional Commercial (RC) to Rural Estate Residential (RER).

## PROJECT SUMMARY

**Proposal:** A Specific Plan Amendment to change approximately 4.1 gross acres, of a 4.9 gross acre site within the Main Street and Freeway Corridor Specific Plan from Regional Commercial (RC) to Rural Estate Residential (RER).

**Location:** At the southeast corner of Blue Jay Way and Finch Court (APNs: 0357-303-04 & 05).

**Planning Commission Review:** On March 14, 2019, the Planning Commission forwarded this item to the City Council with a recommendation for approval by a 4-0 vote (Commissioner Justice was absent). During the public hearing there were no comments received either in favor or opposition to the project.

**Conclusion:** Staff supports the Specific Plan Amendment. The proposed Rural Estate Residential (RER) zoning is appropriate at this location and conforms to the policies of the City's General Plan, and standards of the Development Code and Specific Plan with adoption of the Specific Plan Amendment.

## ATTACHMENTS

1. Ordinance No. 2019-05
2. Exhibit "A"
3. Planning Commission Staff Report with attachments.