



CITY OF MONTCLAIR  
PLANNING COMMISSION AGENDA  
CITY COUNCIL CHAMBERS  
5111 Benito Street, Montclair, California 91763

REGULAR ADJOURNED MEETING  
Monday, August 28, 2006  
7:00 p.m.

---

**1. CALL TO ORDER**

**2. PLEDGE OF ALLEGIANCE**

**3. ROLL CALL**

Chairman Luis Flores, Vice Chairman Maynard Lenhert, Commissioner Tenice Johnson, Commissioner Sergio Sahagun, Commissioner Don Vodvarka

**4. APPROVAL OF MINUTES**

The minutes of the August 14, 2006 Planning Commission meeting are presented for consideration.

**5. ORAL AND WRITTEN COMMUNICATIONS ON NON-AGENDA ITEMS**

The public is invited to address the Planning Commission regarding any items that are not on the agenda. Comments should be limited to matters under the jurisdiction of the Planning Commission. It is respectfully requested that speakers limit their comments to no more than three minutes in length.

Any person wishing to address the Planning Commission on an agenda or non-agenda item should complete a speaker's card and submit it to the City Planner. Speaker's cards are available at the entrance to the Council Chambers.

**6. AGENDA ITEMS**

- a. PUBLIC HEARING - CASE NUMBER 2006-32
  - Project Address: 5461 Holt Boulevard, Suite G
  - Project Applicant: Susan Lee
  - Project Planner: Jim S. Lai, Associate Planner
  - Request: Conditional Use Permit to allow on-sale beer and wine in conjunction with a bona fide eating establishment
  
- b. CASE NUMBER 2006-31
  - Project Address: 5510 Palo Verde Street
  - Project Applicant: Eduardo and Bertha Heredia
  - Project Planner: Jim S. Lai, Associate Planner
  - Request: Precise Plan of Design to allow a two-story addition to an existing single-family residence

**7. INFORMATION ITEMS**

The Planning Commission is provided an opportunity to discuss issues that are not on the agenda, provided that the subject matter is related to, or within the jurisdiction of the Planning Commission. No action may be taken on non-agenda items unless authorized by law.

**8. ADJOURNMENT**

The City of Montclair Planning Commission is hereby adjourned to the regularly scheduled meeting of September 11, 2006 at 7:00 p.m. in the Council Chambers, 5111 Benito Street, Montclair, California.

---

---

**CERTIFICATION OF AGENDA POSTING**

I, Laura Berke, Administrative Secretary for the City of Montclair, hereby certify that a copy of this agenda was posted on the bulletin board adjacent to the south door of Montclair City Hall on August 24, 2006.

---

---