



Notice of Public Hearing

A **PUBLIC HEARING** has been scheduled before the City of Temecula **PLANNING COMMISSION** to consider the matter described below:

CASE NO: PA21-0132 and PA21-0524 **APPLICANT:** Mario Calvillo

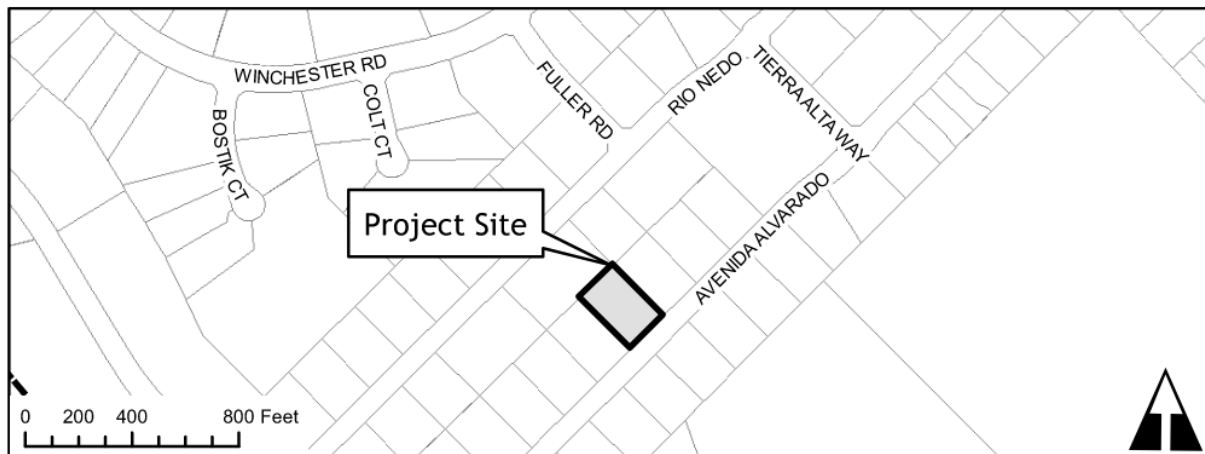
PROPOSAL: A Development Plan to allow for the construction of an approximately 17,329 square foot industrial building and a Minor Exception to allow for a reduction in landscape requirements. The project is generally located approximately 1,500 feet west of the Avenida Alvarado and Tierra Alta Way.

ENVIRONMENTAL: In accordance with the California Environmental Quality Act (CEQA), the proposed project is exempt from further environmental review and a Notice of Exemption will be adopted in compliance with State CEQA Guidelines Section 15332.

CASE PLANNER: Eric Jones, (951) 506-5115

DATE OF HEARING: May 5, 2021 **TIME OF HEARING:** 6:00 PM

PLACE OF HEARING: This meeting at which the public hearing will be held is being conducted utilizing teleconferencing and electronic means consistent with State of California Executive Order N-29-20 dated March 17, 2020, regarding the COVID-19 pandemic. In accordance with the order, the public may not view the meeting in-person in the Council Chamber. The live stream of the meeting may be viewed on television and/or online. Details can be found at TemeculaCA.gov/TV.



Submission of Public Comments: For those wishing to make public comments at the May 5, 2021 Planning Commission meeting, please submit your comments by email to be read aloud at the meeting by the Planning Manager. Email comments must be submitted to Stuart Fisk at Stuart.Fisk@TemeculaCA.gov. Email comments on the public hearing must be received prior to the close of the public hearing. All email comments shall be subject to the same rules as would otherwise govern public comments at an in-person meeting. Public Comments for this public hearing may only be submitted via email. Comments via text and social media will not be accepted. The Planning Manager shall read all email comments, provided that the reading shall not exceed three (3) minutes, consistent with the time limit for speakers at an in-person Planning Commission meetings. The email comments shall become part of the meeting record. Email shall include written correspondence.

Availability of Materials: The complete agenda packet (including any supplemental materials) will be available for viewing on the City's website – TemeculaCA.gov after 4:00 p.m. the Friday before the Planning Commission meeting. For more information or have questions regarding this project, please contact Eric Jones at (951) 506-5115 or the Community Development Department at (951) 694-6400.

Judicial Review: Any petition for judicial review of a decision of the Planning Commission shall be filed within time required by, and controlled by, Sections 1094.5 and 1094.6 of the California Code of Civil Procedure. In any such action or proceeding seeking judicial review of, which attacks or seeks to set aside, or void any decision of the Planning Commission shall be limited to those issues raised at the hearing or in written correspondence delivered to the Planning Manager at, or prior to, the public hearing described in this notice.