



**CITY OF HESPERIA
DEVELOPMENT REVIEW COMMITTEE**

**City Hall Joshua Room
9700 Seventh Avenue
Hesperia, CA 92345
BEGINNING AT 10:00 A.M.
WEDNESDAY, FEBRUARY 22, 2017**

A. PROPOSALS:

1. OLIVETREE APARTMENTS; (VAR16-00001 & SPR15-00012)

Proposal: Consideration of a Variance and a Site Plan Review to allow a 15-foot street side yard setback and a minimum 10-foot distance between buildings instead of the 25-foot street side yard setback and 15-foot building separation in conjunction with Site Plan Review SPR15-00012, to construct a 186-unit multi-family development in four phases replacing two single-family residences on 22.8 gross acres.

Location: South side of Olive Street between Third Avenue and Hesperia Road (0413-162-09, 10, 35 & 36)

Planner: Stan Liudahl

2. CHARLENE LOTT; (CUP16-00009 & GPA16-00002)

Proposal: Consideration of a Conditional Use Permit to construct a gas station, a 5,000 square foot convenience store with a drive-thru restaurant and an automated car wash, a 19,000 square foot commercial building, and a 3,300 square foot drive-thru restaurant and General Plan Amendment GPA16-00002 to change the zoning from A1 to C1 on 3.46 gross acres. Project also includes a Type 21 license for the sale of beer, wine and liquor.

Location: Northeast corner of Ranchero Road and Seventh Avenue (0412-172-01)

Planner: Ryan Leonard