



City of Arts & Innovation

Colleen J. Nicol, MMC  
City Clerk  
City of Riverside  
3900 Main Street  
Riverside, CA 92522

## Notice of Public Hearing

**YOU ARE INVITED TO ATTEND** a Public Hearing before the City Council of the City of Riverside for the following item:

**CASE NUMBER:** P15-0979, P15-0980, and P15-0981

**APPLICANT:** Al Steward, on behalf of Westmoreland Dynasty, LP

**LOCATION:** 5573 Arlington Avenue

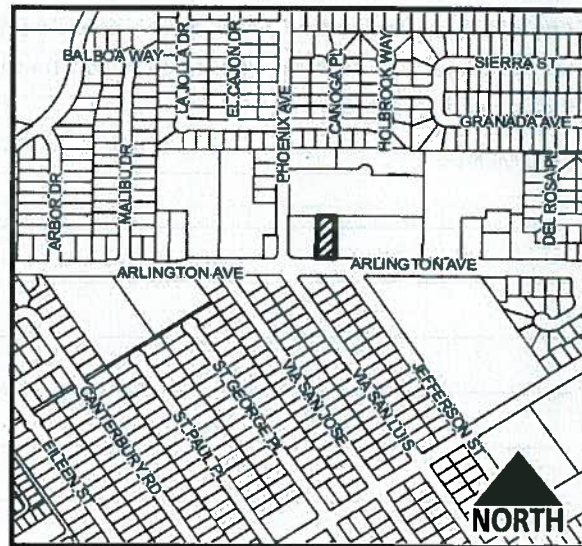
**PROPOSAL:** The Planning Commission recommends construction of a 2, 200-square-foot drive-thru restaurant with the following entitlements to be considered: (1) rezone .55 acre from O - Office Zone to CR - Commercial Retail Zone; (2) conditional use permit to allow drive-thru facility; and (3) design review of plot plan, building elevations, and landscape plan, situated on the north side of Arlington Avenue approximately 140 feet east of Phoenix Avenue.

**ENVIRONMENTAL DETERMINATION:** The Planning Commission recommends finding that the proposed project constitutes an infill development project and is therefore categorically exempt from provisions of the California Environmental Quality Act (CEQA) per Section 15332 of the CEQA Guidelines as this project will not have a significant effect on the environment.

Mail written statements to City Clerk, City Hall, 3900 Main Street, Riverside, CA 92522. If you challenge the above proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Clerk of the City of Riverside at, or prior to, the public hearing.

Dated: December 29, 2016

Mailed and Published: December 29, 2016



### CITY COUNCIL HEARING

Art Pick Council Chamber, City Hall  
3900 Main Street  
Riverside, CA 92522

**MEETING DATE:** January 17, 2017  
**MEETING TIME:** 3 p.m.

### CONTACT PLANNER:

Sean P. Kelleher  
**PHONE:** (951) 826-5712  
**E-MAIL:** skelleher@riversideca.gov

COLLEEN J. NICOL, MMC  
City Clerk of the City of Riverside

TAPE, DO NOT STAPLE

TAPE, DO NOT STAPLE

TAPE, DO NOT STAPLE

Place  
Stamp  
Here

Colleen J. Nicol, MMC  
City Clerk  
City of Riverside  
3900 Main Street  
Riverside, CA 92522

## Cases P15-0979, P15-0980 and P15-0981 Response to Public Notice

Any information submitted on this form is public record and can be viewed by any member of the public upon request. Public comment for this project closes at the Public Hearing on Tuesday, January 17, 2017. Comments submitted on this form will be included in the Public Hearing record.

COMMENTS:

PHONE (OPTIONAL):

EMAIL (OPTIONAL):

FOLD THIS SIDE FIRST

FOLD THIS SIDE FIRST

FOLD THIS SIDE FIRST