

# THE PRESS-ENTERPRISE

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City of Beaumont  
550 E. 6th Street  
Beaumont, California 92223

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<i>Notice ID:</i>	nUZTLTo4ydEf8ex23OSI
<i>Invoice Text:</i>	<p>LEGAL ADVERTISEMENT NOTICE IS HEREBY GIVEN, that the City of Beaumont will conduct public hearings to consider the matter described below. The Planning Commission's public hearing will be held at 6:00 p.m. on Wednesday, May 8, 2024, at 550 East Sixth Street, Beaumont, California. CONDITIONAL USE PERMIT CUP2024-0002, Conduct a public hearing and consideration of a Conditional Use Permit (CUP) and issuance of a Certificate of Public Convenience and Necessity in the Downtown Mixed Use Zone for ABC type 47 – On Sale General – Eating Place for beer, wine and distilled spirits. Located at 762 and 766 Beaumont Ave, Beaumont CA, Tuscano's Pizza and Pasta. The proposed application is exempt from the provisions of the California Environmental Quality Act (CEQA) as a Class 01 (Existing Facilities) (APNS: 418-072-002). The applicant for this project is Graciela Green CONDITIONAL USE PERMIT CUP2024-0003, Conduct a public hearing and consideration of a request for the approval of a Conditional Use Permit (CUP) for the business Excellence RV (motor home repair and paint) and an 18' by 54' spray booth with the hours of operation from 8am-5pm, Monday through Friday, located within an existing building at 609 W. Luis Estrada Drive, within the Manufacturing Zone. The proposed application is exempt from the provisions of the California Environmental Quality Act (CEQA) as a Class 01 (Existing Facilities) (APNS: 417-030-004). The applicant for this project is Antonio Torres, Excellence RV CONDITIONAL USE PERMIT CUP2024-0004, Conduct a public hearing and consideration of a Conditional Use Permit (CUP) and issuance of a Certificate of Public Convenience and Necessity in the Specific Plan of Solera for ABC type 41 – On Sale Beer and Wine – Eating.</p>

LEGAL ADVERTISEMENT

NOTICE IS HEREBY GIVEN, that the City of Beaumont will conduct public hearings to consider the matter described below. The Planning Commission's public hearing will be held at 6:00 p.m. on Wednesday, May 8, 2024, at 550 East Sixth Street, Beaumont, California.

**CONDITIONAL USE PERMIT CUP2024-0002**, Conduct a public hearing and consideration of a Conditional Use Permit (CUP) and issuance of a Certificate of Public Convenience and Necessity in the Downtown Mixed Use Zone for ABC type 47 – On Sale General – Eating Place for beer, wine and distilled spirits. Located at 762 and 766 Beaumont Ave, Beaumont CA, Tuscano's Pizza and Pasta. The proposed application is exempt from the provisions of the California Environmental Quality Act (CEQA) as a Class 01 (Existing Facilities) (APNS: 418-072-002).

The applicant for this project is **Graciela Green**

**CONDITIONAL USE PERMIT CUP2024-0003**, Conduct a public hearing and consideration of a request for the approval of a Conditional Use Permit (CUP) for the business Excellence RV (motor home repair and paint) and an 18' by 54' spray booth with the hours of operation from 8am-5pm, Monday through Friday, located within an existing building at 609 W. Luis Estrada Drive, within the Manufacturing Zone. The proposed application is exempt from the provisions of the California Environmental Quality Act (CEQA) as a Class 01 (Existing Facilities) (APNS: 417-030-004).

The applicant for this project is **Antonio Torres, Excellence RV**

**CONDITIONAL USE PERMIT CUP2024-0004**, Conduct a public hearing and consideration of a Conditional Use Permit (CUP) and issuance of a Certificate of Public Convenience and Necessity in the Specific Plan of Solera for ABC type 41 – On Sale Beer and Wine – Eating. Located at 1888 Golf Club Drive, Beaumont CA, 1906 Inc. The proposed application is exempt from the provisions of the California Environmental Quality Act (CEQA) as a Class 01 (Existing Facilities) (APNS: 400-250-001).

The applicant for this project is **1906, Inc – Kevin Sanchez**

Jillian Fountain  
Assistant Planner  
jfountain@beaumontca.gov

**SPECIFIC PLAN AMENDMENT 2023-0011 (OAK VALLEY & SCPGA GOLF COURSE SPECIFIC PLAN)**, Conduct a public hearing and consideration of a city-initiated request to amend the land use designation for Planning Area 9 currently occupied by Nicklaus Park (APN: 413-790-047). The request is to modify the current Specific Plan designation from Commercial to Open Space consistent with the existing use and the General Plan. The proposed application will reduce impacts and remain consistent with the Final Environmental Impact Report (FEIR) that was adopted for the project "Oak Valley & SCPGA Golf Course Specific Plan (SP318/EIR418).

The applicant for this project is **City of Beaumont**

**PLOT PLAN PP2023-0619 & VARIANCE V2024-0002** Conduct a public hearing and consideration of a request to modify the elevations, parking and circulation a previously approved Plot Plan (PP2020-03017) construct and operate a 16,823 square industrial building with three (3) suites and a parking reduction from 39 to 32 spaces on a 1.02-acre property located on the north side of First Street between Velle Avenue and Grace Avenue (417-150-015). The proposed application is consistent with the adopted Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program (ENV2021-0015) (SCH#2021060295).

The applicant for this project is **John C. and Larissa J. McClure**

Katie Jensen  
Assistant Planner  
klenson@beaumontca.gov

**SPECIFIC PLAN AMENDMENT 2023-0010 (HEARTLAND SPECIFIC PLAN)**, Conduct a public hearing and consideration of a city-initiated request to amend the land use designation for 50.3 acres of Planning Area 11 from Industrial Park to Open Space (APN: 414-100-039). The parcel also includes Planning Area 9 that is the San Timoteo Creek. The request is to modify the current Specific Plan designation from Industrial to Open Space consistent with the existing use and the General Plan. The proposed application will reduce impacts and remains consistent with the Final Environmental Impact Report (FEIR) that was adopted for the project "Heartland Specific Plan (SCH93072031).

The applicant for this project is **City of Beaumont**

City of Beaumont  
550 E. 6th Street  
Beaumont, California 92223

Publication: The Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc: 0011664372

FILE NO. 0011664372

PROOF OF PUBLICATION

I am a citizen of the United States. I am over the age of eighteen years and not party to or interested in the above-entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper of general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673, under date of August 25, 1995, Case Number 267864, and under date of September 16, 2013, Case Number RIC 1309013; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

04/26/2024

I certify (or declare) under the penalty of perjury that the foregoing is true and correct.

Date: April 26, 2024.

At: Riverside, California

Signature

Carole Kendrick  
Planning Manager  
ckendrick@beaumontca.gov

Public comments can be made in person, using the public comment phone line or by written email. Phone-in comments will be accepted by calling the designated public comment phone line (951) 922-4845 prior to the corresponding item. Public comments shall not exceed three minutes unless otherwise authorized by City Council. Written comments can be emailed to NicoleW@BeaumontCa.gov. Public comments accepted via email will be read aloud during the corresponding item of the meeting. Comments can be submitted any time prior to the meeting as well as during the meeting until the end of the corresponding item.

This meeting will be conducted in person and also and will be recorded for live streaming. All City of Beaumont public meetings will be made available via live streaming and made available on the City's official YouTube webpage. Please use the following link during the meeting for live stream access: [BeaumontCa.gov/Livestream](http://BeaumontCa.gov/Livestream)  
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