CITY OF LAKE ELSINORE
DREAM EXTREME™

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Lake Elsinore, California, will hold a Public Hearing on February 4, 2019, at the Lake Elsinore Cultural Center, 183 North Main Street, Lake Elsinore, California, 92530, at 6:00 p.m., or as soon thereafter as the matter may be heard, to consider the following application:

Planning Application No. 2019-45 (Conditional Use Permit No. 2019-11, Commercial Design Review No. 2019-17 and Tentative Parcel Map No. 2019-04 (37751) – Request to consolidate six lots into one parcel to develop and operate a commercial facility consisting of eight (8) gasoline-dispensing stations covered by a 5,054 square foot (SF) canopy, a 3,200 SF convenience store, a 1,125 SF automated carwash, and 16 parking stalls. The property is located on the east side of Main Street between Flint Street and the I-15 Freeway southbound onramp (APN's 377-243-002, 003, 004, 005, 006 and 007). The subject property totals 0.88 acres (38,432 SF), has a General Plan Designation of General Commercial, and is zoned C-2 (General Commercial).

THIS PROJECT HAS BEEN REVIEWED IN ACCORDANCE WITH THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) AND WAS FOUND TO BE CATEGORICALLY EXEMPT FROM FURTHER REVIEW PURSUANT TO SECTION 15332 (IN-FILL DEVELOPMENT PROJECTS) OF THE CEQA GUIDELINES.

ALL INTERESTED PERSONS are hereby invited to attend this Public Hearing to present written information, express opinions or otherwise present evidence in the above matter. If you wish to legally challenge any action taken by the City on the above matter, you may be limited to raising only those issues you or someone else at the Public Hearing described in this notice, or in written correspondence delivered to the City prior to or at the Public Hearing.

FURTHER INFORMATION on this item may be obtained by contacting Grant Taylor, Community Development Director at (951) 674-3124, ext. 270 or gtaylor@lake-elsinore.org. All agenda materials are available for review at City Hall.

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Grant Taylor, Community Development Director

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