Monthly Activity Report: Actions

Month of April 2026

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DEVELOPMENT ADVISORY BOARD MEETING
April 6, 2026

Meeting Cancelled

ZONING ADMINISTRATOR MEETING
April 6, 2026

Meeting Cancelled

CITY COUNCIL/HOUSING AUTHORITY MEETING
April 7, 2026

AN ORDINANCE APPROVING A DEVELOPMENT AGREEMENT (FILE NO. PDA21-009) BETWEEN THE CITY OF ONTARIO AND WEST HAVEN 27, LLC. On March 17, 2026, the City Council held a public hearing to introduce and waive further reading of an Ordinance approving the Development Agreement.
Action: The City Council considered and adopted an Ordinance to approve the Development Agreement, File No. PDA21-009.

AN ORDINANCE APPROVING A DEVELOPMENT AGREEMENT (FILE NO. PDA25-005) BETWEEN THE CITY OF ONTARIO, LEGACY LAND PARTNERS, LLC AND RICHLAND ONTARIO DEVELOPERS, LLC. On March 17, 2026, the City Council held a public hearing to introduce and waive further reading of an Ordinance Approving the Development Agreement.
Action: The City Council considered and adopted an Ordinance to approve the Development Agreement, File No. PDA25-005.

ENVIRONMENTAL ASSESSMENT AND SPECIFIC PLAN REVIEW FOR FILE NO. PSP24-002: A public hearing to consider certification of the Focused Environmental Impact Report (SCH# 2025060731), including the adoption of a Mitigation Monitoring and Reporting Program and a Statement of Overriding Considerations, in conjunction with a Specific Plan (File No. PSP24-002 – CenterPark Specific Plan) to establish the land use districts, development standards, guidelines, infrastructure improvements, etc., for the potential development of up to 4,293 residential dwelling units, 115,809 square feet of retail land uses, 135,110 square feet of office uses, and 68 acres of open space parkland/non-recreational uses on approximately 258 acres of land generally bound by the Southern California Edison (SCE) easement roughly 500 feet north of Ontario Ranch Road, Walker Avenue to the east, Campus Avenue to the West, and southern boundary roughly 1,300 feet north of Eucalyptus Avenue within the proposed MDR (Medium Density Residential) and MU (Mixed Use) districts of the proposed CenterPark Specific Plan. (APNs: 1053-301-01, -02; 1053-311-01, -02; 1053-321-01, -02, -03; 1053-331-01, -02, -03, -04; 1053-341-01, -02; 1053-351-01, -02; 1053-361-01, -02, -03; 1053-371-01, -02; 0216-311-01, -02, -09; 0216-321-03, -08; 0216-322-03, -04, -10) **submitted by RCCD,**

Inc. On March 17, 2026, the City Council introduced and waived further reading of an Ordinance approving the CenterPark Specific Plan.
Action: The City Council considered and adopted an Ordinance to approve Specific Plan, File No. PSP24-002.

HISTORIC PRESERVATION SUBCOMMITTEE MEETING
April 8, 2026

ENVIRONMENTAL ASSESSMENT AND CERTIFICATE OF APPROPRIATENESS REVIEW FOR FILE NO. PHP25-022: A Certificate of Appropriateness for the adaptive reuse of, and the construction of a 1,298 square foot second floor addition to an existing historic commercial building, designated Local Landmark No. 29 (W.W. Smith Grocery Building), on 0.09 acres of land located at 207 North Euclid Avenue within the Downtown West Planned Unit Development zoning district. (APN: 1048-565-09) **submitted by Tamara Soussan Design. Planning /Historic Preservation Commission action is required.**
Action: The Historic Preservation Subcommittee adopted a Decision to approve the Certificate of Appropriateness, File No. PHP25-022, subject to conditions.

RESCIND TIER DETERMINATION AND REVIEW FOR ELIGILBILITY TO ONTARIO REGISTER FOR FILE NO. PHP26-007: A request to; 1] Rescind a Tier Determination; and 2] Remove the commercial property from the Ontario Register located at 13948 Walker Avenue. (APNs: 0216-312-06, 0216-312-07, and 0216-312-08) **City initiated.**
Action: The Historic Preservation Subcommittee adopted a Decision to 1] Rescind a Tier Determination; and 2] Remove the commercial property from the Ontario Register, File No. PHP26-007.

DEVELOPMENT ADVISORY BOARD MEETING
April 20, 2026

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT AND DEVELOPMENT PLAN REVIEW FOR FILE NOS. PCUP25-004 AND PDEV25-005: A public hearing to consider a Conditional Use Permit (File No. PCUP25-004) request to establish outdoor truck trailer parking, in conjunction with a Development Plan (File No. PDEV25-005) to construct a truck trailer parking lot with a 500-square-foot guardhouse, decorative screen walls, landscaping, and other associated site improvements on 10.6 net acres of vacant land located at 8552 and 8643 E. Eucalyptus Avenue, within the Business Park land use district of the Merrill Commerce Center Specific Plan. (APNs: 1054-161-04; 1054-161-05) **submitted by Kimley-Horn and Associates, Inc. Planning Commission action is required.**
Action: The Development Advisory Board adopted Decisions recommending approval of the Conditional Use Permit, File No. PCUP25-004 and Development Plan, File No. PDEV25-005, subject to conditions.

ENVIRONMENTAL ASSESSMENT, TENTATIVE TRACT MAP, AND DEVELOPMENT PLAN REVIEW FOR FILE NOS. PMTT25-007 & PDEV25-010: A public hearing to consider Tentative Tract Map No. 20779 (File No. PMTT25-007) to subdivide 15.91 acres of land into 99 numbered lots and 16 lettered lots in conjunction with a Development Plan (File No. PDEV25-010) to facilitate the construction of 86 single-family dwelling units and 139 multiple-family dwelling units located on the northwest corner of Hamner Avenue and Ladybug Paseo within Planning Area 10A (Stand Alone Residential Overlay) of the Rich Haven Specific Plan. (APN: 0218-211-40) **submitted by Risewell Homes. Planning Commission action is required.**
Action: The Development Advisory Board adopted Decisions to recommend approval of the Tentative Tract Map, File No. PMTT25-007 and Development Plan, File No. PDEV25-010, subject to conditions.

ZONING ADMINISTRATOR MEETING
April 20, 2026

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP24-017: A public hearing to consider a Conditional Use Permit to establish a jet fuel storage facility and construct a 115-foot diameter ground storage tank on 4.6 acres of land located at 1321 East Airport Drive, within the IG (General Industrial) zoning district. (APN: 113-211-35) **submitted by Kinder Morgan SFPP, L.P. This item was continued from the March 16, 2026, hearing.**
Action: The Zoning Administrator continued this item to the May 18, 2026 hearing.

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP21-012: A public hearing to consider a Conditional Use Permit to establish alcoholic beverage sales, including a Type 21 ABC License (off-sale general) in conjunction with an existing 16,000 square foot grocery store on 33.9 acres of land located at 4258 East Ontario Ranch Road, within Planning Area 8A (Regional Commercial) of the Rich Haven Specific Plan. (APN: 218-211-37) **submitted by Grocery Outlet, Inc. This item was continued from the March 16, 2026, hearing.**
Action: The Zoning Administrator adopted a Decision approving Conditional Use Permit, File No. PCUP21-012, subject to conditions.

ENVIRONMENTAL ASSESSMENT AND CONDITIONAL USE PERMIT REVIEW FOR FILE NO. PCUP25-021: A public hearing to establish a new interior seating area and expand an existing outdoor dining area by approximately 200 square feet, for an existing 2,468 square-foot drive-through restaurant with an existing Type 41 (On-Sale Beer and Wine) ABC license, located at 2685 East Riverside Drive within the CN (Neighborhood Commercial) zoning district. (APN: 1083-061-06); **submitted by Daniel Gabay.**
Action: The Zoning Administrator continued this item to the May 4, 2026 hearing.

CITY COUNCIL/HOUSING AUTHORITY MEETING
April 21, 2026

No Planning Items Presented

PLANNING/HISTORIC PRESERVATION COMMISSION MEETING
April 28, 2026

ENVIRONMENTAL ASSESSMENT AND AN AMENDMENT TO THE ONTARIO GRAND PARK (FORMERLY ONTARIO GREAT PARK) TO REFLECT REVISIONS TO ESTABLISH CONSISTENCY WITH THE ONTARIO PLAN (TOP), UPDATE THE NAME, AND INCLUDE AGRICULTURAL USES WITHIN THE PROGRAMMING OF THE PARK: The Grand Park Master Plan guides the future phased improvements and development of the Grand Park, which seeks to provide a major amenity for Ontario residents as a key organizational element of land use development. The Ontario Grand Park is approximately 370 acres and extends over 3-1/2 miles in an east-west direction from Haven Avenue to Campus Avenue, with anticipated widths ranging from 280 to 1,600 feet. The Amendment clarifies and cleans up items in the document and incorporates language that aligns with the objectives and requirements outlined in Proposition 70 and SB1124. The amendment revises the project location map, extending the park to Euclid Avenue on the west and aligning with TOP; describes the project setting language and programming related to adjacent land use; and reconfigures conceptual renderings based on previous adjacent land uses. **Submitted by the City of Ontario. City Council action is required**.
Action: The Planning Commission adopted a Resolution recommending the City Council approve an Amendment to the Conceptual Grand Park Master Plan, File No. PADV26-003.

TWENTY-SIXTH ANNUAL MODEL COLONY AWARDS FILE NO. PHP26-006: A request for the Historic Preservation Commission to accept the nominations for the Twenty-Sixth Annual Model Colony Awards; **City Initiated. City Council presentation of Awards.**
Action: The Historic Preservation Commission consider and accept the 2026 "Model Colony" Award nominations, File No. PHP26-006.

ENVIRONMENTAL ASSESSMENT AND CERTIFICATE OF APPROPRIATENESS REVIEW FOR FILE NO. PHP25-022: A Certificate of Appropriateness for the adaptive reuse of, and the construction of a 1,298 square foot second floor addition to an existing historic commercial building, designated Local Landmark No. 29 (W.W. Smith Grocery Building), on 0.09 acres of land located at 207 North Euclid Avenue within the Downtown West Planned Unit Development zoning district. (APN: 1048-565-09) **submitted by Tamara Soussan Design.**
Action: The Planning/Historic Preservation Commission considered and adopted a Resolution approving a Certificate of Appropriateness, File No. PHP25-022, subject to conditions.

ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT PLAN REVIEW FOR FILE NO. PDEV25-007: A public hearing to consider a Development Plan to construct a 226 room hotel totaling 183,609 square feet (including a 158,272 square foot hotel and 25,337 square feet of commercial uses) on 3.41

acres of land located south of Riverside Drive and east of Hellman Avenue within the CCS (Convention Center Services Commercial) zoning district, pursuant to a previously adopted Addendum to the Ontario Regional Sports Complex Environmental Impact Report (State Clearinghouse No. 2023110328, certified by the City Council on July 16, 2024). (APN: 218-111-67, 218-111-68, and 218-111-69) **submitted by Ontario Ranch Hotel, LLC. This item was continued from the March 24, 2026 Planning Commission meeting.**
Action: The Planning Commission continued this item indefinitely.

ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT AGREEMENT REVIEW FOR FILE NO. PDA25-004: A public hearing to consider a Development Agreement between the City of Ontario, SLV LC Center LLC, HCW LC Center LLC, Strack Farms Land LLC, RHV Edison Ave LLC, MV Edison Ave LLC, and EPC Holdings 938 LLC to establish the terms and conditions associated with Tentative Tract Map 20779 (File No. PMTT25-007), located on the northwest corner of Hamner Avenue and Ladybug Paseo within Planning Area 10A of the Rich Haven Specific Plan (File No. PSPA22-001). (APN: 0218-211-40) **submitted by Risewell Homes. City Council action is required.**
Action: The Planning Commission adopted a Resolution recommending the City Council approve Development Agreement, File No. PDA25-004.

ENVIRONMENTAL ASSESSMENT, TENTATIVE TRACT MAP, AND DEVELOPMENT PLAN REVIEW FOR FILE NOS. PMTT25-007 & PDEV25-010: A public hearing to consider Tentative Tract Map No. 20779 (File No. PMTT25-007) to subdivide 15.91 acres of land into 99 numbered lots and 16 lettered lots in conjunction with a Development Plan (File No. PDEV25-010) to facilitate the construction of 86 single-family dwelling units and 139 multiple-family dwelling units located on the northwest corner of Hamner Avenue and Ladybug Paseo within Planning Area 10A (Stand Alone Residential Overlay) of the Rich Haven Specific Plan. (APN: 0218-211-40) **submitted by Risewell Homes.**
Action: The Planning Commission adopted Resolutions approving the Tentative Tract Map, File No. PMTT25-007 and Development Plan, File No. PDEV25-010, subject to conditions.

ENVIRONMENTAL ASSESSMENT, GENERAL PLAN AMENDMENT, AND ZONE CHANGE REVIEW FOR FILE NOS. PGPA25-002 & PZC25-002: A public hearing to consider the Certification of the Ontario Policy Plan Amendment Supplemental Environmental Impact Report (SEIR) (State Clearinghouse No. 2025110102), including adoption of a Mitigation Monitoring and Reporting Program and Statement of Overriding Considerations, for the Ontario Plan ("TOP") 2050 Policy Plan Amendment and the Eucalyptus Business Park Specific Plan; and approval of the following: [1] an amendment to the Ontario Plan ("TOP") 2050 Policy Plan (General Plan) (File No. PGPA25-002); and [2] a Zoning Map Amendment (File No. PZC25-002) to implement the proposed Policy Plan Amendment. The proposed project is located within the Airport Influence Area of Ontario International Airport and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan. The project site is also located within the Airport Influence area of Chino Airport and was evaluated and found to be consistent with the policies and criteria of the Chino Airport Land Use Compatibility Plan; (APNs: 0113-282-15 216-174-01 216-174-02 216-174-06 216-174-07 216-174-08 216-174-16 216-174-17 216-211-01 216-211-04 216-211-20 216-211-24 216-211-26 216-214-01 216-214-02 216-214-03 216-214-04 216-214-05 216-214-06 216-214-07 216-311-03 216-311-04 216-311-05 216-311-08 216-311-09 216-312-02 216-312-03 216-312-04 216-312-05 216-312-06 216-312-07 216-312-08 216-312-09 216-312-10 216-313-01 216-313-02 216-313-03 216-313-04 216-313-05 216-313-06 216-313-07 216-313-08 216-313-09 216-314-01 216-314-02 216-314-

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Action: The Planning Commission: (1) adopted a Resolution certifying the Ontario Policy Plan Amendment Supplemental Environmental Impact Report (SEIR) (State Clearinghouse No. 2025110102), including adoption of a Statement of Overriding Considerations, for The Ontario Plan 2050 Policy Plan Amendment and the Eucalyptus Business Park Specific Plan; (2) adopted a Resolution recommending that the City Council approve The Ontario Plan 2050 Policy Plan Amendment (File No. PGPA25-002); and (3) adopted a Resolution recommending that the City Council approve the Zone Change (File No. PZC25-002).

ENVIRONMENTAL ASSESSMENT AND SPECIFIC PLAN REVIEW FOR FILE NO. PSP24-003: A public hearing to consider the Eucalyptus Business Park Specific Plan (File No. PSP24-003) to establish the land use districts, development standards, design guidelines, infrastructure improvements, etc., for the potential development of 2,939,000 square feet of business park development, 10,000 square feet of commercial development and approximately 37-acres of open space/recreation on approximately 189 acres of land for property generally located along the northeast corner of Campus Avenue and Eucalyptus Avenue, within the AG (Agricultural Overlay) zoning district. (APNs:1053-531-01, 1053-531-02, 1053-531-03, 1053-531-04, 1053-541-01, 1053-541-02, 1053-551-01, 1053-371-01, 1053-371-02, 1053-581-03, 1053-581-04, 0216-321-01, 0216-321-02, 0216-321-06, 0216-321-07, 0216-322-01, 0216-322-02, 0216-322-10) **submitted by Ontario Ranch Venture II, LLC. (c/o Sares Regis Group). City Council action is required.**

Action: The Planning Commission adopted a Resolution recommending the City Council approve the Eucalyptus Business Park Specific Plan ("EBPSP") (File No. PSP24-003).