



PLANNING & DEVELOPMENT DEPARTMENT

"Promoting and Sustaining Quality Development"

website - www.CoronaCA.gov
Online, All the Time

DPR AGENDA

DEVELOPMENT PLAN REVIEW (THIS MEETING IS NOT OPEN TO THE PUBLIC)

June 18, 2026

PACKET DISTRIBUTION

M. Miranda, N. Herrera, C. Horn,
Planning & Development
J. Belding, Econ. Development
Cpl. M. Rodriguez, Police Dept.
J. Luna, Public Works/CIP

R. Ureno, Public Works/Traffic
X. Baker, Fire Department
A. Hurley, Planning & Development
M. Adeva, Utilities
M. Enriquez, IT (email only)

Digital Only - Waste Management & CNUSD

<u>TIME</u>	<u>CASE</u>	<u>PLANNER</u>
9:00 AM	DPR2026-0012	Eduardo G.

A request for feedback regarding proposed revision of approved Tentative Map TTM 37691 to allow the creation of 31 numbered lots for future development with 31 single-family residential dwellings, new streets, drainage infrastructure and a community pocket park. The project site comprises two lots (APNs 275-080-041 and 275-050-014 respectively), is "split zoned" as R-3 (Multiple-Family Residential) and C-3 (General Commercial) – both properties - and located north of Brannan Circle, south and west of Foothill Parkway and east of Skyline Drive.

** The item is one of several submittals (forthcoming) required to amend the scope of work originally approved by GPA2020-0003, CZ2020-0002, TTM 37691, PP2020-0005 and CUP2020-0001.

** This DPR is only for the proposed subdivision. Materials have been included illustrating details for proposed residential dwellings, but these will be reviewed under a separate (forthcoming) DPR.

** Note that the item's subdivision "map" is mislabeled as "Grading Plan" 37691.

Applicant: JK Building Blocks, LLC (Johnathan Chen)
11412 Stewart Street, El Monte, CA 91731

10:00 AM DPR2026-0013

Eduardo G.

A request for feedback regarding proposed construction of a new, two-story, industrial warehouse to comprise 31,970 square feet of floor area - including 1,000 square feet of accessory office space and five dock doors - on one vacant lot zoned as M-4 (Industrial Park) and identified as APN 107-160-088. The project site is located north of Olympic Drive, south and west of California Avenue, and east (fronting) Rimpau Avenue.

Applicant: Rick Engineering Company (Dennis Armstrong)
1770 Iowa Avenue, Suite No. 100
Riverside, CA 92507

11:00 AM DPR2026-0014

Brendan D.

A request for feedback regarding a proposal to apply allowances pursuant to California Senate Bills 684 and 1123 for construction of a new, eight-unit multifamily residential development, in conjunction with two, attached, accessory dwelling units (ADUs), on one vacant lot zoned as R-1-7.2 (Single-Family Residential). The project site is located northeast (fronting) Fullerton Avenue, southwest of Cedar Street, northwest of Ford Street, and south Park Lane at 929 Fullerton Avenue.

Applicants: Covalent Investments and Property Management LLC
(Jeffrey Nguyen and Kathleen Dang)
6230 Irvine Boulevard, Suite No. 448