

City of Rialto



Regular Meeting - Final

Wednesday, July 1, 2026

REGULAR MEETING - 6:00 P.M.

City Council Chambers, 150 S. Palm Ave., Rialto, CA 92376

Planning Commission

Public Participation Procedures

THE PUBLIC WILL HAVE THE OPPORTUNITY TO SPEAK ON ANY ITEM USING THE PODIUM INSIDE THE COUNCIL CHAMBERS.

IF YOU ARE UNABLE TO ATTEND THE MEETING, YOU MAY PROVIDE COMMENTS ON ANY AGENDA ITEM USING ANY OF THE FOLLOWING METHODS:

- *IN WRITING VIA MAIL TO: CITY OF RIALTO "ATTN: PLANNING COMMISSION C/O COMMUNITY DEVELOPMENT," 150 S PALM AVE, RIALTO, CA 92376*
- *IN WRITING VIA EMAIL TO PLANNING@RIALTOCA.GOV AT LEAST TWO (2) HOURS BEFORE THE MEETING.*

YOU MAY CALL THE COMMUNITY DEVELOPMENT DEPARTMENT AT (909) 820-2505 DURING REGULAR BUSINESS HOURS OR SEND AN EMAIL TO PLANNING@RIALTOCA.GOV TO FIND OUT WHAT DECISIONS THE PLANNING COMMISSION MADE ON THE AGENDA ITEMS.

Call To Order

Pledge of Allegiance

Roll Call

Chair Mike Story, Vice-Chair Jerry Gutierrez, Dale Estvander, Ray Corral, Terrie Schneider, Terry Thompson, and Virginia Avalos-Villalobos

Oral Communications from the Audience on items not on the Agenda

Planning Commission Minutes

[PC-26-0326](#) Minutes from the May 6, 2026 Planning Commission meeting.

Attachments: [Minutes from the May 6, 2026 Planning Commission Meeting](#)

Public Hearings

[PC-26-0433](#)

Conditional Development Permit No. 2025-0003: A request to allow the development and operation of a 56,317 square foot 4-story 95-room hotel on 2.68-acres of land (APN's: 0240-191-50 & -51) located on the north side of Renaissance Parkway approximately 275 feet west of Alder Avenue within the Freeway Commercial (FC) land use district of the Renaissance Specific Plan. On August 22, 2017, the City Council adopted an Addendum to the Renaissance Specific Plan Environmental Impact Report (Environmental Assessment Review No. 15-47) that included the development and operation of a hotel on the site, in accordance with the requirements of the California Environmental Quality Act (CEQA).

Precise Plan of Design No. 2025-0003: A request to allow the development of a 56,317 square foot 4-story 95-room hotel with associated paving, landscaping, lighting, and drainage improvements on 2.68-acres of land (APN's: 0240-191-50 & -51) located on the north side of Renaissance Parkway approximately 275 feet west of Alder Avenue within the Freeway Commercial (FC) land use district of the Renaissance Specific Plan. On August 22, 2017, the City Council adopted an Addendum to the Renaissance Specific Plan Environmental Impact Report (Environmental Assessment Review No. 15-47) that included the development and operation of a hotel on the site, in accordance with the requirements of the California Environmental Quality Act (CEQA).

Attachments:[Exhibit A - Location Map](#)[Exhibit B - Site Plan](#)[Exhibit C - Floor Plan](#)[Exhibit D - Elevations](#)[Exhibit E - Landscape Plans](#)[Exhibit F - 2017 Addendum](#)[Exhibit G - 2026 CEQA Consistency Analysis](#)[Exhibit H - Draft Resolution for CDP No. 2025-0003](#)[Exhibit I - Draft Resolution for PPD No. 2025-0003](#)**Action Items**

None.

Community Development Director Comments**Planning Commission Comments****Adjournment**