

# THE PRESS-ENTERPRISE

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Ad Desc.: /

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper in 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:

**04/30/2021**

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

Date: April 30, 2021  
At: Riverside, California



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## CITY OF BEAUMONT PUBLIC HEARING NOTICE

On May 11, 2021, at approximately 6:00 p.m. at the City of Beaumont Planning Commission meeting, in City Council Chambers at City of Beaumont Civic Center, 550 E 6th Street, Beaumont, Ca 92223, the Council will consider the following matters:

**PLOT PLAN 2020-0280, CONDITIONAL USE PERMIT 2020-0049, VARIANCE V2020-0088 & ENVIRONMENTAL 2021-0014 (HIGH SANDS CARWASH REMODEL & RETAIL DEVELOPMENT)**, Conduct a public hearing and consideration of a request for development of a drive-thru restaurant and an office building, and the remodel of an existing car wash on a 2.38-acre Project Site in the City of Beaumont. The Project Site is located on parcels having addresses of 655, 675, and 695 Highland Springs Avenue (APNs 419-150-026, -027 and -046). APN 419-150-046 is the location of an existing auto service building and a car wash. An additional 429 square feet will be added to the existing car wash building area of 3,801 square feet. No renovation of the existing auto service building is proposed. The proposed drive-thru restaurant will be 3,320 square feet and the proposed office building will be one-story and 6,392 square feet and are requesting a variance for reduced parking requirements. The adoption of a Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program pursuant to the California Environmental Quality Act will be considered, based upon the proposed findings that the project will not have a significant impact upon the environment, with incorporated mitigation (ENV2021-0014) (SCH# 2021040011).

**PLOT PLAN 2020-0325 AND CONDITIONAL USE PERMIT 2020-0055 (ZENDAJA'S)**, Conduct a public hearing for a Conditional Use Permit and Plot Plan for the construction and operation of a 2,336 square foot quick service restaurant (QSR) with a drive thru for Zendaja's on a 0.59-acre parcel located in the Beaumont Gateway Plaza in the Community Commercial (CC) zone. The proposed application exempt from the provisions of the California Environmental Quality Act (Class 32 - In-Fill Development).

**CONDITIONAL USE PERMIT 2021-0056 (BELL FAMILY AUTOMOTIVE)**, Conduct a public hearing and consideration of a request to allow an automotive repair facility located at 945 E. 6th Street (APN 418-113-014) in the Sixth Street Mixed Use Zone. The proposed application exempt from the provisions of the California Environmental Quality Act (Class 01 - Existing Facilities).

**CONDITIONAL USE PERMIT 2021-0057 (SUNSET RECYCLING)**, Conduct a public hearing for a request to operate a recycling center for California empty beverage containers utilizing a 9'x17' customer kiosk and two (2) 8'x21' material containers located over four (4) parking spaces in the Beaumont Center shopping center located on the southwest corner of 6th Street and Highland Springs Avenue in the Local Commercial zone. The proposed application exempt from the provisions of the California Environmental Quality Act (Class 32 - In-Fill Development).

Public comments can be made in person with adherence to the current COVID-19 safety protocols, 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](mailto: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 utilizing teleconference communications 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)

Dated: April 26, 2021

Press-Enterprise: 4/30