



**SAN BERNARDINO COUNTY  
PLANNING COMMISSION AGENDA ACTIONS**  
County Government Center  
Covington Chambers  
385 N. Arrowhead Avenue, 1<sup>st</sup> Floor  
San Bernardino, CA 92415

**Actions for Thursday, December 18, 2025**

**Commissioner Jonathan Weldy**  
First Supervisorial District

**Commissioner Matthew Slowik**  
Second Supervisorial District

**Chair Michael Stoffel**  
Third Supervisorial District

**Suket Dayal**  
Fourth Supervisorial District

**Vice Chair Kareem Gongora**  
Fifth Supervisorial District

---

**9:01 AM– CONVENE MEETING OF THE PLANNING COMMISSION**

**Invocation and Pledge of Allegiance 9:02 AM.**

1. a. ADVANCE SCHEDULE  
b. DIRECTOR'S REPORT  
c. COMMISSIONER COMMENTS

**2. Public Hearing - 9:06 AM**

APPLICANT:	Land Use Services Department
COMMUNITY:	All unincorporated communities
PROJECT NO:	PMISC-2025-00006
LOCATION:	Countywide
STAFF:	Nathan Hunsicker
PROPOSAL:	Development Code Amendment to modify the provisions for the creation and development of accessory dwelling units and junior accessory dwelling units
CEQA RECOMMENDATION:	Statutorily exempt
EST. TIME:	30 minutes

**ACTION: APPROVED**

**COMMISSION VOTE**

MOTION:	WELDY
SECOND:	GONGORA
AYES:	All Yes 4-0
NOES:	None
RECUSED:	None
ABSENT:	Suket Dayal
ABSTAIN:	None

## PLANNING COMMISSION AGENDA ACTIONS

December 18, 2025

Page 2 of 4

### 3. Public Hearing

APPLICANT:  
COMMUNITY:  
PROJECT NO:  
LOCATION:  
STAFF:  
PROPOSAL:

**9:20 AM**

PioneerTown Motel LLC

PioneerTown

PROJ-2020-00077

5240 Curtis Road

Luis Rodriguez

A Conditional Use Permit to expand the existing PioneerTown Motel to include the construction of 47 new motel rooms, horseback riding facilities, a day spa, an outdoor swimming pool, a restaurant, a guest-only event venue and retail space in two phases on an approximate 5.79-acre site.

CEQA RECOMMENDATION: Adoption of Mitigated Negative Declaration

EST. TIME: 30 minutes

**ACTION:**

**APPROVED**

**COMMISSION VOTE**

MOTION: WELDY  
SECOND: GONGORA  
AYES: All Yes 4-0  
NOES: None  
RECUSED: None  
ABSENT: Suket Dayal  
ABSTAIN: None

**Break 10:50 AM**

### 4. Public Hearing

APPLICANT:  
COMMUNITY:  
PROJECT NO:  
LOCATION:  
STAFF:  
PROPOSAL:

**11:03AM**

Joseph E. Bonadiman & Associates

Bloomington

PROJ-2021-00021

11317 Lilac Avenue

Oliver Mujica

Conditional Use Permit for the establishment and operation of a truck tractor maintenance facility that includes the renovation of an existing office building containing 3,810 square feet and construction of a 15,000 square foot maintenance building on 2.53 acres.

CEQA RECOMMENDATION: Adoption of Mitigated Negative Declaration

EST. TIME: 30 minutes

**ACTION:**

**APPROVED**

**COMMISSION VOTE**

MOTION: WELDY  
SECOND: GONGORA  
AYES: All Yes, 4 - 0  
NOES: None  
RECUSED: None  
ABSENT: Suket Dayal  
ABSTAIN: None

# PLANNING COMMISSION AGENDA ACTIONS

December 18, 2025

Page 3 of 4

## 5. Public Hearing

**11:32 AM**

APPLICANT: Steeno Design Group  
COMMUNITY: Kramer Junction  
PROJECT NO: PROJ-2022-00111  
LOCATION: East side of Highway 395, approximately 650 feet north of Highway 58  
STAFF: Oliver Mujica  
PROPOSAL: Policy Plan Amendment from Rural Living to Commercial and Zoning Amendment from Rural Living, 5-Acre Minimum, to Rural Commercial on 4.69 acres of a 35.97 acre parcel, Tentative Parcel Map No. 35944 to subdivide the 35.97-acre parcel into four parcels totaling 4.69 net acres (Parcel 1: 1.9 acres; Parcel 2: 0.64 acres; Parcel 3: 0.65 acres; and Parcel 4: 1.5 acres) and a remainder parcel totaling 18.53 net acres, Conditional Use Permit to construct and operate a travel stop in two phases comprised of a convenience store with quick serve restaurant and trucker lounge and auto fueling on Parcel 1, Dairy Queen restaurant with drive-thru on Parcel 2, Starbucks coffee shop with drive-thru on Parcel 3 and truck fueling and truck parking on Parcel 4, and Major Variance to increase the maximum height from 25 feet to 100 feet and maximum sign area from 100 square feet to 900 square feet of a freestanding pylon sign.

CEQA RECOMMENDATION: Adoption of Mitigated Negative Declaration  
EST. TIME: 30 minutes

**ACTION:** APPROVED  
**COMMISSION VOTE**  
**MOTION:** GONGORA  
**SECOND:** WELDY  
**AYES:** All Yes, 4-0  
**NOES:** None  
**RECUSED:** None  
**ABSENT:** Suket Dayal  
**ABSTAIN:** None

## **PLANNING COMMISSION AGENDA ACTIONS**

**December 18, 2025**

**Page 4 of 4**

### **6. PUBLIC COMMENTS:**

Chair Stoffel opened the meeting to Public Comments at **11:51 AM**. After no further comments, Chair Stoffel closed the Public Comments at **11:51AM**

### **7. ADJOURNMENT**

There being no further business, Commissioner Slowik made a motion to adjourn the meeting. Vice Chair Gongora second the motion. The meeting was adjourned at **11:51 AM**.