

CITY OF MENDOTA PLANNING COMMISSION MINUTES

Regular Meeting

Tuesday, February 17, 2015

6:30 p.m.

Meeting called to order by Vice-Chairperson Nolan at 6:32 PM.

Roll Call

Commissioners Present: Chairperson Juan Luna (upon swearing in), Vice-Chairperson Carlos Quintanar, Albert Escobedo, Martin Gamez and Commissioner Edith Nolan (until 6:40 p.m.).

Commissioners Absent: Commissioner Joshua Garcia.

Staff Present: Matt Flood, Planning & Economic Development Manager and Celeste Cabrera, Deputy City Clerk.

Flag Salute led by Commissioner Quintanar.

FINALIZE THE AGENDA

1. Adoption of final Agenda.

A motion was made by Commissioner Escobedo to adopt the agenda, seconded by Commissioner Quintanar; unanimously approved (4 ayes, absent: Garcia).

SWEARING OF NEW COMMISSIONERS

1. Swearing In of Planning Commissioners Juan Luna and Martin Gamez.

Deputy City Clerk Cabrera administered the oath of office to Commissioners Luna and Gamez.

2. Reorganization of the Planning Commission.

A motion was made by Commissioner Quintanar to appoint Commissioner Luna as Chairperson, seconded by Commissioner Escobedo; unanimously approved (4 ayes, absent: Garcia).

A motion was made by Chairperson Luna to appoint Commissioner Quintanar as Vice Chairperson, seconded by Commissioner Gamez; unanimously approved (4 ayes, absent: Garcia).

NOTICE OF WAIVING READING

1. Approval of the Minutes of the Regular Meeting of January 20, 2015.

A motion to approve item 1 was made by Vice-Chairperson Quintanar, seconded by Commissioner Escobedo; unanimously approved (4 ayes, absent: Garcia).

2. Notice of waiving the reading of all resolutions introduced and/or adopted under this agenda.

A motion to approve item 2 was made by Commissioner Quintanar, seconded by Commissioner Escobedo; unanimously approved (4 ayes, absent: Garcia).

PUBLIC HEARING

1. Public Hearing to adopt **Resolution No. PC 15-02**, recommending the City Council enact a general plan amendment and rezoning of Assessor's Parcel Nos. 013-221-06 and 013-221-07 from General Commercial to Public/Quasi-Public Facilities/P-F.

Chairperson Luna introduced the item and Planning & Economic Development Manager Flood summarized the report including the reasons for the rezoning; various ways to beautify the community; and the different options to utilize the described property.

Discussion was held on the usages for various zoning designations; different ways to beautify the community; and a discussion that Planning & Economic Development Manager Flood had with one of the property owners.

At 6:52 p.m. Chairperson Luna opened the hearing to the public.

Dino Perez (Westside Youth) - asked if the rezoning would require a general plan amendment and the positivity that a park would bring to the surrounding businesses.

Discussion was held on having to amend the general plan.

At 6:58 p.m. seeing that there was not anyone else wishing to comment, Chairperson Luna closed the hearing to the public.

A motion was made by Commissioner Gamez to approve PC Resolution No. 15-02, seconded by Commissioner Escobedo; unanimously approved (4 ayes, absent: Garcia).

BUSINESS

1. Commission discussion and recommendation concerning the prohibition of off-site advertising in the Mendota Municipal Code.

Chairperson Luna introduced the item and Planning & Economic Development Manager Flood summarized his report including Council recommending the Planning Commission to discuss the issue and take to Council their recommendation; the reasons why off-site signs are prohibited; business owners who were cited and contested the citation; and a survey that was sent out to various cities.

Discussion was held on having an ordinance allowing, with restrictions, the usage of off-site signs; different off-site signs throughout the City; and the negative impacts of allowing off-site signage.

Ramiro Espinoza (937 Stamoules) – stated that the City should encourage businesses to promote their business; creating an application process for off-site signs; and the importance of a proactive relationship between the City and businesses.

Discussion was held on allowing off-site signs for special, one-time events; different ways businesses can promote their goods and services; and the possibility of allowing nonprofit organizations utilize off-site signs.

Planning Commission direction to staff to forward their recommendation to the City Council that the City ordinance related to off-site signage not be modified.

2. Commission discussion and consideration regarding changing the composition of the Planning Commission.

Chairperson Luna introduced the item and Planning & Economic Development Manager Flood summarized his report including the trouble in the past to fill vacancies and the reasons why adding an alternate alternate member to the Mendota Planning Commission will be positive.

Planning Commission direction to staff to forward their recommendation to the City Council to amend the City ordinance and add an alternate member to the Planning Commission.

PUBLIC COMMENT ON ITEMS THAT ARE NOT ON THE AGENDA

None offered

PLANNING DIRECTOR UPDATE

Planning & Economic Development Manager Flood reported on the upcoming AB 1234 training to be held on March 10th.

PLANNING COMMISSIONERS' REPORTS

Vice-Chairperson Quintanar reported that the DiAmici Coffee shop sign at the entrance of town was removed.

Chairperson Luna requested information in regards to potential businesses coming to Mendota and requested an update on the new Catholic Church.

Deputy City Clerk Cabrera reported that the members of the Planning Commission were given the Form 700 to complete and return to the City Clerk's office.

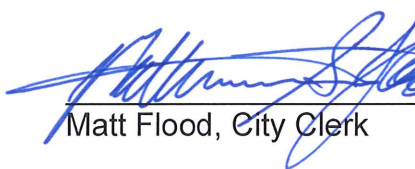
ADJOURNMENT

At the hour of 7:29 p.m. with no more business to be brought before the Planning Commission, a motion for adjournment was made by Commissioner Quintanar, Commissioner Escobedo; unanimously approved (4 ayes, absent: Garcia).



Juan Luna, Chairperson

ATTEST:



Matt Flood, City Clerk

