

PLANNING COMMISSION AGENDA

COUNTY OF IMPERIAL

COMMISSIONERS:

Chairman: Rudy Schaffner
Vice Chairman: Carson Kalin

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Ernesto Medina
 Scott Wright
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 Richard Gutierrez

JIM MINNICK, DIRECTOR OF PLANNING & DEVELOPMENT SERVICES

HEARING DATE: February 25, 2026, at 9:00 A.M.

HEARING LOCATION 940 MAIN STREET, BOARD CHAMBER, EL CENTRO, CALIFORNIA

NOTICE:

All supporting documentation is available for public review in the office of the Imperial County Planning & Development Services located at 801 Main Street, El Centro, CA 92243, during regular business hours, 8:00 AM. – 5:00 PM, Monday through Friday, excluding holidays. Please remember to shut off all cell phones, pagers or electronic devices upon entering the Board Chamber. The public will have an opportunity to speak to any agenda item when the Chairman opens the matter to the public to discussion and before action is taken. The Chairman will determine the order of speaking and unless the Chairman grants more or less time, the speaker’s limit is 3 minutes on each agenda item. Please read and complete a speaker form at the podium prior to the start of the meeting. The Chairperson will call on you to speak when your item is called.

ITEM	TIME	PROJECT DESCRIPTION	DECISION		
			Y	N	C
I.	9:00 a.m.	CALL TO ORDER & ROLL CALL			
II.		PLEDGE OF ALLEGIANCE			
III.		PUBLIC HEARINGS: (Please read and complete a speakers form at the podium prior to the start of the meeting. The Chairperson will call on you to speak when your item is called.)			
1.		APPROVAL OF MINUTES for January 28, 2026, MEETING			
2.		<p>(Rehearing) Consideration of Parcel Map #02518 proposes Parcel Map #02518 for the intent of the project is to subdivide the existing parcel which totals approximately 8.84 acres, into four (4) lots being approximately 1.33 acres each Parcel 2, 3, 4 and 4.85 acres for Parcel 1, for future residential development. The proposed project site is located at 604 W Murphy Road, Imperial, CA 92251, with Assessor’s Parcel Number #063-020-010-000, and further identified as BLK 40 IMPERIAL SUB 1 15-13/14 8.83 AC, County of Imperial; State of California (Supervisory District #3), [Luis Valenzuela, Planner II at 442-265-1736, or via email at luisvalenzuela@co.imperial.ca.us].</p> <p><u>Actions:</u></p> <ol style="list-style-type: none"> 1. Adopt the Negative Declaration by finding that the proposed project would not have a significant effect on the environment as recommended by the Environmental Evaluation Committee on October 9, 2025; and, 2. Approve the attached Resolution and supporting findings, approving Parcel Map #02518, subject to the attached conditions. 			
3.		<p><u>Consideration of CUP #24-0026</u> Skyway Towers proposes Conditional Use Permit #24-0026 for a 120-foot monopole telecommunications facility located on a 40’ x 40’ leased portion of a 2.83 acres residential parcel. The proposed project site is located at 749 W Worthington road, Imperial, CA 92251 approximately 1,400 feet west of the intersection of Worthington</p>			

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		<p>Road and Austin Road, with Assessor's Parcel Number #062-040-075-000, and further identified as PAR 2 PM 926 OF TR 51 15-13 2.89AC, County of Imperial; State of California (Supervisory District #3), [Luis Valenzuela, Planner II at 442-265-1736, or via email at luisvalenzuela@co.imperial.ca.us].</p> <p><u>Actions:</u></p> <ol style="list-style-type: none"> 1. Adopt the Negative Declaration (SCH #2025111047) and that the proposed project would not have a significant effect on the environment as recommended by the Environmental Evaluation Committee on November 13, 2025; and, 2. Approve attached Resolution, with Findings, for Conditional Use Permit #24-0026, subject to all the conditions, and authorize the Planning Director to sign the CUP contract upon receiving the signed copy from the Permittee. 			
4.		<p><u>Consideration of Lot Merger #00194</u> as submitted by John Fries, who is proposing to combine two (2) continuous lots to create a single and larger lot with approximately 10,000 sq ft. This newly consolidated lot is intended for the future installation of a manufactured home. All future developments will be made to County standards. The two (2) subject lots are identified as Assessor's Parcel Number(s) 002-212-015-000; and legally described as LOTS 6 & 7 BLK D BOMBAY BEACH TRACT, in an unincorporated area of the County of Imperial, State of California; Supervisorial District #4. [Isara Galvez, Planner I at (442) 265-1736, extension 1756 or via email at isaragalvez@co.imperial.ca.us]</p> <p><u>Actions:</u></p> <ol style="list-style-type: none"> 1. Find that Lot Merger #00194 is categorically exempt from CEQA per Article 19, Section 15305 (Minor Alterations in Land Use Limitations) and that no further environmental documentation is necessary; and, 2. Find that Lot Merger #00194 is consistent with applicable Zoning and Building Ordinances; and 3. Approve Lot Merger #00194, subject to the attached conditions. 			
IV.		Public Comments			
V.		Planning Commissioner Comments			
VI.		Director's Comments.			
VII.		Adjournment.			

For questions regarding these projects contact the above-mentioned Planner following the project.

Si usted requiere esta información en español, favor de llamar al (442) 265-1736

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