

PLANNING COMMISSION AGENDA

COUNTY OF IMPERIAL

COMMISSIONERS:

Chairman: Rudy Schaffner
Vice Chairman: Carson Kalin

Dennis Bergh
 Sergio Cabanas
 Scott Wright
 Max Castillo

Vacant
 Russell Roben
 Ernesto Medina
 Leticia Zuno

JIM MINNICK, DIRECTOR OF PLANNING & DEVELOPMENT SERVICES

HEARING DATE:

OCTOBER 28, 2020 at 9:00 A.M.

HEARING LOCATION

940 MAIN STREET, BOARD ROOM, EL CENTRO, CALIFORNIA

NOTICE:

Planning Commission Meeting Live Video/Audio Streaming Link http://imperial.granicus.com/ViewPublisher.php?view_id=2. Through the guidance of our Public Health Officer, California Department of Public Health and the California Governor's Office, in order to minimize the spread of the COVID-19 virus, we are following these recommendations: 1. You are strongly encouraged to listen to the live audio and video stream of the Planning Commission meetings at the link mentioned above. 2. Should you wish to provide public comment on a specific item on the agenda and/or general public comment, please submit your comment via email to the Planning Commission clerk at icpdscommentletters@co.imperial.ca.us no later than 2:00 p.m. on the Tuesday prior to the Planning Commission meeting. If you are planning to attend the Planning Commission meeting in person you will be required to maintain appropriate social distancing i.e. maintain a six-foot distance between yourself and other individuals. All supporting documentation is available for public review in the office of the Planning & Development Services Department located at 801 Main Street, El Centro, Ca. 92243 during regular business hours, 8:00 a.m. - 5:00 p.m., Monday through Friday, excluding holidays. Please remember to shut off all cell phones, or electronic devices upon entering the Board Chambers.

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.		APPROVAL OF MINUTES FOR SEPTEMBER 23, 2020 MEETING.			
IV.		PUBLIC HEARINGS: <i>(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.)</i>			
1.		<p>Consideration of General Plan Amendment #19-0002, Zone Change #19-0003 & Conditional Use Permit #19-0013 as submitted by West Wind Parking Storage, Inc. The applicant has applied for General Plan Amendment #19-0002 proposing to designate Assessor Parcel Numbers 054-240-022-000, 054-240-023-000, 054-240-024-000 and 054-240-025-000 from an Agriculture designation to a Specific Plan Area designation under Land Use Map of the Land Use Element of the Imperial County General Plan. Concurrently, Zone Change #19-0003 proposes to convert an existing 20-acre parcel (054-24-023-000) from A-2 (General Agriculture) to M-1 (Light Industrial) zone to allow for the expansion of an existing truck parking facility. The project also proposes to correct the existing two established industrial uses under Parcels 054-240-022-000 and 054-240-025-000 from C-2 (General Commercial) to M-1 (Light Industrial) zone. The two parcels consist of existing truck storage facilities. Parcel 054-240-023-000 is currently vacant. No changes to the existing overlay designation for Parcel 054-240-022-000 and 054-240-025-000 are proposed, but would be included to Parcel 054-240-023-000; Assessor Parcel Numbers 054-240-022-000, 054-240-023-000, 054-240-024-000 & 054-240-025-000 (429 E. Heber Road, Heber, CA), (Supervisory District #5) [Joe Hernandez, Planner IV at 442-265-1736, extension 1748 or by email at joehernandez@co.imperial.ca.us].</p> <p>Actions:</p> <ol style="list-style-type: none"> a. Recommend to the Board of Supervisors to Adopt the "Mitigated Negative Declaration, with Mitigations Monitoring and Reporting Program" by finding that the proposed project with the proposed Mitigation Measures will not have a significant effect on the environment as recommended at the Environmental Evaluation Committee (EEC) meeting held on August 27, 2020; b. Recommend to the Board of Supervisors to make the De Minimus Finding as determined at the August 27, 2020 EEC hearing that the project will not individually or cumulatively have an adverse effect on Fish and Wildlife Resources, as defined in Section 711.2 of the Fish and Game Codes; and 			

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		<ul style="list-style-type: none"> c. Recommend to Board of Supervisors to approve the attached Resolutions with Findings for General Plan Amendment #19-0002. d. Recommend to Board of Supervisors to approve Zone Change #19-0003. e. Recommend to the Board of Supervisors to Adopt the attached Resolution and Findings, approving Conditional Use Permits 19-0013, subject to all of the Conditions of Approval and authorize the Planning and Development Services Director to sign the CUP upon receipt from the applicant. 			
2.		<p>Consideration of Similarity of Use as submitted by Diamond Environmental Services proposing an equipment rental business, which include renting portable restrooms (various types), shower trailers, fencing, barricades, and temporary power. On property identified as Assessor Parcel Number(s) 051-420-101 & 0102-000, this proposed site is zoned M-1 (Light Industrial) (1702 W. Evan Hewes Highway, Seeley, CA). (Supervisory District #1), [Joe Hernandez, Planner IV at 442-265-1736 or by email at joehernandez@co.imperial.ca.us]</p> <p>Actions:</p> <ul style="list-style-type: none"> a. Make the Finding that this “Similarity of Use” Determination is Statutorily Exempt from CEQA per Article 18, Section 15268 (a) and (c), Ministerial Projects, of CEQA and Section 90203.10 (F.) of the Imperial County Land Use Ordinance, Title 9, and that no further environmental documentation is necessary; and b. Approve of the Resolution and make the attached Findings to allow the requested use; and c. Determine that Equipment – (Small Rental Facility) associated with a portable restrooms and shower trailer are a similar use for the Light Industrial (M-1) Zone (Uses Permitted). 			
V.		Public Comments.			
VI.		Planning Commissioner Comments.			
VII.		Director Comments.			
VIII.		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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