



MINUTES
PLANNING COMMISSION
of the
CITY OF HANFORD

COUNCIL CHAMBERS
400 N. Douty St.
7:00 PM, Tuesday, November 10, 2015

CALL TO ORDER

Vice-chairperson **HAM** called the meeting to order at 7:00 p.m.

ROLL CALL

Attendee Name	Title	Status	Arrived
Steve Froberg		Absent	
Dennis Ham		Present	
Ajmer Nahal		Absent	
Richard Douglas		Present	
Michael Johnston		Present	
Travis Paden		Present	

FLAG SALUTE

Led by Commissioner **DOUGLAS**.

INVOCATION - PASTOR LAMBERT SIKKEMA

In Pastor Sikkema's absence, Commissioner **PADEN** provided the invocation.

PUBLIC COMMENT

*This is the time for citizens to comment on subject matters not on the agenda and that are within the jurisdiction of the Commission. This is also the public's opportunity to request an item from the Consent Calendar be pulled for discussion purposes or to comment on any item on the agenda. Comments related to Public Hearing items will be heard at the time the item is discussed. A maximum of **five minutes** is allowed for each speaker. Please begin your comments by stating your name and providing your city of residence.*

Bob Ramos - Realizing that the Planning Commission does not make this decision, expressed concern that City Council is considering changing the number of Planning Commissioners from seven to five. He feels it should stay at seven members.

CONSENT CALENDAR

Consent Calendar items are considered routine and will be enacted in one motion. There will be no separate discussion of these matters unless a request is made and then the item will be removed from the Consent Calendar to be discussed and voted upon by a separate motion.

A. Approval of Minutes of October 13, 2015

Because the Minutes of the Joint Meeting with City Council, also October 13, 2015, were not available for approval, it was the consensus of the Commission to review/approve both sets of Minutes at the next meeting.

PUBLIC HEARING

Variance 2015-03: a request to deviate from the standards of the Municipal Code Section 17.44.050 to allow signage to exceed the maximum allowable square footage for the future DD's Discount storefront in the "PC" Planned Commercial Zone District. The project is located at the northwest corner of 12th Avenue and Lacey Boulevard, 1750 West Lacey Boulevard (APN 009-050-016)

Vice-chairperson **HAM** opened the Public Hearing at 7:06 p.m. and called for the Staff Report. Assistant Planner de Silva presented the Staff Report and recommended adoption of Resolution 2015-26 denying Variance 2015-03, due to an inability to make the appropriate findings.

Following Commission questions of staff, Vice-chairman **HAM** opened Public Comment.

Favor:

1. K.C. Rutiaga, of Fresno Neon Signs, encouraged approval of the Variance, referring to the justifications included in the Staff Report.
2. Peter Orlando, representing dd's Discounts, also encouraged approval of the Variance, stating that they hope to open the store in the spring and that this store frontage is smaller than what they normally approve.
3. Dave Delawder, property manager representing the owner of the shopping center, encouraged approval of the Variance.

Opposed: None.

Following Commission Discussion, Vice-chairperson **HAM** closed the Public Hearing at 7:24 p.m. and called for a motion.

Motion by Commissioner **PADEN**, seconded by Commissioner **JOHNSTON**, to adopt Resolution 2015-26 denying Variance No. 2015-03. Motion carried by the following roll call vote:

AYES: Commissioners **PADEN, JOHNSTON, DOUGLAS, HAM**
NOES: Commissioners **NONE**
ABSTAIN: Commissioners **NONE**
ABSENT: Commissioners **NAHAL, FROBERG**

DIRECTOR'S COMMENTS

Community Development Director Mata announced that the next regular meeting, scheduled for November 24, 2015, will be canceled, due to the Thanksgiving holiday. Commissioners agreed, by consensus.

City Council will have a discussion at the November 17, 2015 meeting regarding changing the number of commissioners from seven to five.

The consultants have begun work on the Environmental Impact Report (EIR) for the General Plan Update, and Director Mata will be working on the Zoning Ordinance.

COMMISSIONERS' ITEMS OF INTEREST

Commissioner **JOHNSTON** gave kudos to Director Mata and City Council for initiating an evaluation of downtown. He asked if other cities hold their property owners accountable for maintaining their property. Director Mata replied that they do and that our City Council does look at this, also.

Commissioner **PADEN** also expressed appreciation for the downtown evaluation. He asked if the Commission could receive follow-up reports of items, following Commission recommendations or action. Director Mata stated that there is nothing in place at this time for staff to provide such reports. She does notify the Commission of Council actions on Commission recommendations.

Vice-Chairperson **HAM** recently attended a Downtown Las Vegas tour, which he found quite interesting. He recommended a book by Tony Shieh (pronounced "Shay") regarding the funding of the Las Vegas Downtown renewal.

ADJOURNMENT

Vice-chairperson **HAM** adjourned the meeting at 7:34 p.m.

Respectfully submitted,

Diana Black
Community Development Secretary