



MINUTES
PLANNING COMMISSION
of the
CITY OF HANFORD

COUNCIL CHAMBERS
400 N. Douty St.
7:00 PM, Tuesday, September 24, 2019

CALL TO ORDER

Vice-Chair DOUGLAS called the meeting to order at 7:00 p.m.

ROLL CALL

Attendee Name	Title	Status	Arrived
Richard Douglas		Present	6:43 PM
Michael Johnston		Present	6:37 PM
Travis Paden		Absent	
Savino Perico		Present	6:44 PM
Angel Vee Galvan		Present	6:41 PM
Jacob Sanchez		Present	6:45 PM
Jason Kemp Van Ee		Present	6:45 PM

INVOCATION

Pastor Bud Haskell, Grace Bible Church, provided the invocation.

FLAG SALUTE

Commissioner JOHNSTON led the flag salute.

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 **three minutes** is allowed for each speaker. Please begin your comments by stating your name and providing your city of residence.*

Dennis Ham, Hanford resident, referred to Agenda Item 2 under General Business, regarding surplus property. He stated that the description should include the words "a portion of" before the Assessor's Parcel Numbers, since the property being considered does not include the entire parcels.

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.

Motion to approve the Consent Calendar.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Savino Perico
SECONDER:	Michael Johnston
AYES:	Douglas, Johnston, Perico, Galvan, Sanchez, Kemp Van Ee
ABSENT:	Paden

Approval of the Minutes of the September 10, 2019 Meeting

PUBLIC HEARING

Conditional Use Permit No. 2013-02 Amendment #1: A request by Tessengerlo Kerley, Inc. to amend their original conditional use permit, in order to install four one-million gallon Potassium Thiosulfate Solution (KTS) storage tanks on site. The project is for additional storage only and will not require modifications to the current production facility. Mitigated Negative Declaration No. 2014-02: An addendum to the previously approved Mitigated Negative Declaration No. 2014-02 has been prepared to certify that the project will not have a significant effect on the environment with the incorporation of mitigation measures. The project is located at 10724 Energy Street (APN 018-242-078).

Vice-Chair DOUGLAS opened the public hearing at 7:08 p.m. and called for the staff report.

Senior Planner Myers presented the staff report, recommended approval, and invited questions of staff.

Vice-Chair DOUGLAS opened Public Comment:

FAVOR

Dawn Kominski, of Tessengerlo Kerley, Inc. (TKI), requested approval of the projected and answered questions.

OPPOSED

None.

Commissioner KEMP VAN EE thanked TKI for investing in our community.

Vice-Chair DOUGLAS closed the public hearing at 7:16 p.m. and called for a motion.

Motion to adopt Resolution No. 2019-21, approving Conditional Use Permit No. 2013-01 Amendment #1.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Jacob Sanchez
SECONDER:	Jason Kemp Van Ee
AYES:	Douglas, Johnston, Perico, Galvan, Sanchez, Kemp Van Ee
ABSENT:	Paden

GENERAL BUSINESS

- 1. Finding of General Plan Consistency for the Sale of Surplus City Real Property for commercial purposes located at 218 N. Douty, between 7th and 8th Streets, currently leased by Mechanics Bank. The property includes the building and the parking lot (APN 012-053-005).**

Community Development Director Mata presented the staff report, recommended approval, and answered Commissioners' questions.

Vice-Chair DOUGLAS called for a motion.

Motion to approve Resolution 2019-23, a finding that the sale of 218 N. Douty Street, APN: 012-053-005, is consistent with the General Plan.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Jacob Sanchez
SECONDER:	Savino Perico
AYES:	Douglas, Johnston, Perico, Galvan, Sanchez, Kemp Van Ee
ABSENT:	Paden

- 2. Finding of General Plan Consistency for the Sale of Surplus City Real Property for commercial use located adjacent to Civic Park, between Douty and Irwin Streets, north of 8th Street, commonly referred to as the Bastille property. (APN 010-265-001 and 010-265-002).**

Director Mata presented the staff report. In response to Mr. Ham's statement during Public Comment, she noted that the Commissioners could make that change; but, it is not necessary, due to the wording in the staff report and resolution description, " . . . commonly referred to as The Bastille property." Director Mata recommended approval, and answered Commissioners' questions.

Vice-Chair DOUGLAS called for a motion.

Motion to approve Resolution 2019-22 a finding that the sale of the property located adjacent to Civic Park, between Douty and Irwin Streets, north of Eighth Street, commonly referred to as The Bastille, for commercial use, is consistent with the General Plan.

RESULT:	APPROVED [5 TO 1]
MOVER:	Savino Perico, Jason Kemp Van Ee
SECONDER:	Jacob Sanchez
AYES:	Douglas, Johnston, Perico, Sanchez, Kemp Van Ee
NAYS:	Galvan
ABSENT:	Paden

DIRECTOR'S COMMENTS

Director Mata announced that City Council had awarded one cannabis dispensary permit, located in the former Serrano's Furniture building. She stated that the Conditional Use Permit (CUP) will be coming before the Commission within the next couple months. They anticipate opening in February 2020.

COMMISSIONERS' ITEMS OF INTEREST

Commissioner JOHNSTON expressed concerns and sadness about the possible sale of The Bastille and the old post office. He will share his concerns with City Council. He also asked why so many areas of sidewalk downtown are being replaced. Director Mata replied that every year the City does a few projects, as part of the ADA transition plan. The sidewalks were too steep in some areas and are being corrected. She stated that the City will also be purchasing an ADA-accessible podium for the Council Chambers.

ADJOURNMENT

Vice-Chair DOUGLAS adjourned the meeting at 7:36 p.m.

Respectfully submitted,

Diana Black
Recording Secretary