

# PLANNING COMMISSION

## ACTION AGENDA

CHAIRPERSON:

Liz Wynn



VICE CHAIRPERSON:

Chris Gomez

**COMMISSIONERS PRESENT: Marvin Hansen, Brett Taylor, Chris Gomez, Sarrah Peariso, Liz Wynn**

**MONDAY, JANUARY 13, 2020; 7:00 P.M., COUNCIL CHAMBERS, 707 W. ACEQUIA, VISALIA CA**

7:01 To 7:02

1. THE PLEDGE OF ALLEGIANCE –

7:00 To 7:01

2. CITIZEN'S COMMENTS – This is the time for citizens to comment on subject matters that are not on the agenda but are within the jurisdiction of the Visalia Planning Commission. The Commission requests that a 5-minute time limit be observed for comments. Please begin your comments by stating and spelling your name and city. Please note that issues raised under Citizen's Comments are informational only and the Commission will not take action at this time.

No one spoke

7:01 To 7:02

3. CHANGES OR COMMENTS TO THE AGENDA–

Late Correspondence for Items 6 and 8

7:02 To 7:02

4. CONSENT CALENDAR - All items under the consent calendar are to be considered routine and will be enacted by one motion. For any discussion of an item on the consent calendar, it will be removed at the request of the Commission and made a part of the regular agenda.

Consent Calendar approved (Hansen, Taylor) 5-0

- Request for Withdrawal of Application, Conditional Use Permit No. 2018-21 (Auto Oil Changers)

7:02 To 7:34

5. PUBLIC HEARING – Josh Dan

Open: 7:08  
Close: 7:29

Conditional Use Permit No. 2019-39: A request by American Ambulance of Visalia to permit the renovation of an existing, 1,800 sq. ft., single-family residence for ambulance operations located at 4420 West Myrtle Ave in the R-M-2 (Multi-Family Residential) Zone (APN: 087-060-069). The project is Categorical Exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15301, Categorical Exemption No. 2019-81

Who spoke:  
1. Alan Powers  
2. Ruby Hayffer  
3. Dave Byl

Commissioners approve as recommended. (Hansen, Taylor) 3-1-1  
Peariso voted no, Wynn recused herself.

7:34 To 8:25

6. PUBLIC HEARING – Brandon Smith

Open: 7:44  
Close: 8:06

Conditional Use Permit No. 2019-45: A request by Advanced Career Institute to allow improvements to an existing developed one-acre parcel to facilitate the use of a trade school in the 'I' (Industrial) zone. The project site is located at 1728 N. Kelsey Street, on the east side of Kelsey Street 175 feet north of Elwin Court. (APN: 077-150-022) The project is Categorical Exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15301, Categorical Exemption No. 2019-84

Who spoke:  
1. Don Celillo  
2. Everett Yockey

Commissioners approved to continue to February 10, 2020 (Taylor, Gomez) 5-0

Break:

8:25 pm – 8:31 pm

8:31 To 8:36

Open: 8:34

Close: 8:34

No one spoke:

Approved as recommended. (Peariso, Gomez) 5-0

- 7. PUBLIC HEARING – Brandon Smith  
 Variance No. 2019-08: A request by Image Point Signs to allow a variance to the maximum sign area associated with wall signage in the Regional Retail Commercial (C-R) zoning designation. The project site is located at 1645 W. Cameron Avenue, on the south side of Cameron Avenue one-quarter mile east of Mooney Boulevard. (APN: 126-730-030, 031, 032, 042) The project is Categorically Exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15305, Categorical Exemption No. 2019-87

8:36 To 9:00

Open: 8:45

Close: 8:58

Who Spoke:  
1. Jim Sanders  
2. Lisa Ayala

Approved as recommended. (Taylor, Hansen) 5-0

- 8. PUBLIC HEARING – Paul Scheibel  
 Conditional Use Permit No. 2019-47: A request to convert an 85,500 square-foot retail building into a government office building, to be used by the Tulare County Probation and Health and Human Services Departments. The building is on a 6.3-acre parcel within a 25-acre shopping center in the C-MU (Commercial Mixed Use) Zone District, located on Noble Avenue, approximately 230 feet west of County Center Drive (APN: 095-010-064) The project is Categorically Exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15301, Categorical Exemption No. 2019-85

9:00 To 9:06

Motion to Adjourn (Taylor, Hansen)

5-0

- 9. DIRECTOR’S REPORT/PLANNING COMMISSION DISCUSSION-
  - Introduction of Curtis Cannon, Community Development Department Director.
  - January 16 Joint Meeting with City Council at the Convention Center.
  - No Planning Commission Meeting January 27, 2020.

The Planning Commission meeting may end no later than 11:00 P.M. Any unfinished business may be continued to a future date and time to be determined by the Commission at this meeting. The Planning Commission routinely visits the project sites listed on the agenda.

For Hearing Impaired – Call (559) 713-4900 (TTY) 48-hours in advance of the scheduled meeting time to request signing services.

Any written materials relating to an item on this agenda submitted to the Planning Commission after distribution of the agenda packet are available for public inspection in the City Office, 315 E. Acequia Visalia, CA 93291, during normal business hours.

**APPEAL PROCEDURE**

**THE LAST DAY TO FILE AN APPEAL IS THURSDAY, JANUARY 23, 2020 BEFORE 5 PM**

According to the City of Visalia Zoning Ordinance Section 17.02.145 and Subdivision Ordinance Section 16.04.040, an appeal to the City Council may be submitted within ten days following the date of a decision by the Planning Commission. An appeal form with applicable fees shall be filed with the City Clerk at 220 N. Santa Fe, Visalia, CA 93292. The appeal shall specify errors or abuses of discretion by the Planning Commission, or decisions not supported by the evidence in the record. The appeal form can be found on the city’s website [www.visalia.city](http://www.visalia.city) or from the City Clerk.

**THE NEXT REGULAR MEETING WILL BE HELD ON MONDAY, FEBRUARY 10, 2020**