

PLANNING COMMISSION AGENDA

COUNTY OF IMPERIAL

COMMISSIONERS:

Chairman: Rudy Schaffner
Vice Chairman: Carson Kalin

Dennis Bergh
 Sergio Cabanas
 Scott Wright
 Max Castillo

Luis Zendejas
 Russell Roben
 Leticia Zuno
 Ernesto Medina

JIM MINNICK, DIRECTOR OF PLANNING & DEVELOPMENT SERVICES

HEARING DATE:

JANUARY 25, 2017 9:00 AM

HEARING LOCATION

940 MAIN STREET, BOARD ROOM, 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 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 DECEMBER 14, 2016 & JANUARY 11, 2017 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.		Consideration of <u>Appeal #16-0003</u> as submitted by Marvin Carpenter, the applicant is appealing the Planning Director's determination of the Imperial County Land Use Ordinance Title 9 requirement of a Conditional Use Permit for a new Billboard. The applicant request to remove and replace an existing billboard. The parcel is zoned C-2 (General Commercial) and requires a Conditional Use Permit (CUP) for Billboards, Title 9 Section 90105.00. The existing billboard is a non-conforming billboard, built prior to the adoption of the ordinance without a CUP. Title 9 Land Use Ordinance Section 90105.00 states "The Board of Supervisors declares that any non-conforming structures, uses, lots, and signs that are incompatible with permitted uses in a specific zone shall not be enlarged, expanded or extended." Property is legally described as That Portion of the North ½ of the East 80 Acres Westerly of Highway 111 Tract 117 Township 16 South Range 14 East. Assessor's Parcel Number(s) 054-420-027-000, (1748 Sigh Road, El Centro), (Supervisory District #), [Jared Chavez, Planner II at 442-265-1736 extension 1747 or via email at jaredchavez@co.imperial.ca.us].			
		<u>Actions:</u> <ol style="list-style-type: none"> Consideration of approval or denial on Appeal #16-0003. Deny the appeal upholding the Planning Director's determination and require the applicant to apply for a Conditional Use Permit in order to continue with the applicant's proposal to remove, replace and enlarge the billboard. Approve the appeal, finding that the existing billboard can be removed, replaced and enlarged without the required Conditional Use Permit. 			
2.		Consideration of the 2015 <u>Title 9 Update</u> as submitted by the County of Imperial, Planning & Development Services Department. The County has prepared several revisions to Title 9 "Land Use Ordinance" of the Imperial			

PLANNING COMMISSION AGENDA

County Codified Ordinance; the intent is to maintain an ongoing effort to keep Title 9 current and internally consistent. The purpose of Title 9 is to adopt and enforce all land use and building code regulations for the unincorporated areas of the County. The Ordinance is meant to be amended, as changes in the County policies and State or Federal Laws occur. (The Update will affect all unincorporated areas of the County of Imperial), [David Black, Planner IV at 442-265-1736 extension 1746, or by email at davidblack@co.imperial.ca.us].

Actions:

- a. Adopt the Planning Commission Resolution that recommends to the Board of Supervisors the adoption of the Negative Declaration for Title 9 Update.
- b. Adopt the Planning Commission Resolution that recommends to the Board of Supervisors to make the findings that the Title 9 Update is consistent with applicable zoning and building ordinances.
- c. Adopt the Planning Commission Resolution that recommends to the Board of Supervisors the adoption of an ordinance that approves the Title 9 Update.

Public Comments.

Planning Commissioner Comments.

Director Comments.

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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