

CITY OF CALEXICO PLANNING COMMISSION

MARCH 25, 2019
6:30 P.M.

Calexico City Hall
Fernando "Nene" Torres Council Chambers
608 Heber Avenue
Calexico, CA 92231

Planning Commissioners:

Mary Salazar, Chairperson
Eulises Cardenas, Vice-Chairperson
Michael Mayne, Commissioner
Francisco Zarate, Commissioner

City Council Members

Lewis Pacheco, Mayor
Bill Hodge, Mayor Pro-Tem
Rosie Arreola-Fernandez, Council Member
David Romero, Council Member
Morris Reisin, Council Member

Planning Staff

Ralph Morales, Building/Planning Manager
Mark Vasquez, Associate Planner

AGENDA

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

PUBLIC COMMENTS - NON AGENDIZED ITEMS

NOTE: (Not to Exceed 3 Minutes) This is the time for the public to address the Planning Commission on any item not appearing on the agenda that is within the subject matter jurisdiction of the Planning Commission. The Chairperson will recognize you and when you come to the microphone, please state your name and place of residence for the record. While members of the public are encouraged to participate, it is unlawful to disturb or delay the Planning Commission meeting with personal or slanderous remarks. If the item you wish to comment on is a closed session or consent item, please comment now. The Planning Commission is prohibited by State law from taking action or discussion items not included on the printed agenda. If the item you wish to comment on is on the public portion of the agenda, we will take your comment when we get to the item on the agenda. Please direct your questions and comments to the Planning Commission.

CONSENT AGENDA

All matters listed under the Consent Calendar are to be considered routine by the Planning Commission and will be enacted by one motion in the form listed. Any item may be removed from the Consent Calendar and considered separately by the Committee.

1. Approval of Regular Planning Commission Minutes for February 25, 2019.

PUBLIC HEARING

- 2. Conditional Use Permit Number C-001, - Calexico Distribution Company - The proposed Conditional Use Permit is being requested in order to operate cannabis retail businesses in the Calexico Cannabis Overlay Zone. This project is exempt from formal environmental review pursuant to Section 15332(a-d), in-fill development, of the CEQA guidelines.

Presentation: Ralph Morales, Building & Planning Manager

Recommendation: Open public hearing, solicit public input, close public hearing and recommend approval to the Calexico City Council.

- 3. Conditional Use Permit Number C-002, - Urban Leaf - The proposed Conditional Use Permit is being requested in order to operate cannabis retail businesses in the Calexico Cannabis Overlay Zone. This project is exempt from formal environmental review pursuant to Section 15332(a-d), in-fill development, of the CEQA guidelines.

Presentation: Ralph Morales, Building & Planning Manager

Recommendation: Open public hearing, solicit public input, close public hearing and recommend approval to the Calexico City Council.

- 4. Conditional Use Permit Number C-003, - Supreme Greens - The proposed Conditional Use Permit is being requested in order to operate cannabis retail businesses in the Calexico Cannabis Overlay Zone. This project is exempt from formal environmental review pursuant to Section 15332(a-d), in-fill development, of the CEQA guidelines.

Presentation: Ralph Morales, Building & Planning Manager

Recommendation: Open public hearing, solicit public input, close public hearing and recommend approval to the Calexico City Council.

- 5. Conditional Use Permit Number C-004, - Movocan - The proposed Conditional Use Permit is being requested in order to operate cannabis retail businesses in the Calexico Cannabis Overlay Zone. This project is exempt from formal environmental review pursuant to Section 15332(a-d), in-fill development, of the CEQA guidelines.

Presentation: Ralph Morales, Building & Planning Manager

Recommendation: Open public hearing, solicit public input, close public hearing and recommend approval to the Calexico City Council.

- 6. Conditional Use Permit Number C-005 – Kookie King - The proposed Conditional Use Permit is being requested in order to operate cannabis manufacturing business in the Calexico Cannabis Overlay Zone. This project is exempt from formal environmental review pursuant to Section 15332(a-d), in-fill development, of the CEQA guidelines.

Presentation: Ralph Morales, Building & Planning Manager

Recommendation: Open public hearing, solicit public input, close public hearing and recommend approval to the Calexico City Council.

- 7. UA2019-13, Zoning Ordinance Amending Title 17, Chapter 17.11, Article X of the Calexico Municipal Code The proposed Zoning Ordinance Text Amendment would amend the number of Retail, Non-Retail, Delivery and On-Site Consumption Establishments from five (5) to seven (7). The Ordinance will establish that (7) Retail, Deliver and On-site Consumption would be permitted uses subject to the review and approval of a Conditional Use Permit or Development Agreement in the city’s Cannabis Overlay Zone only.

Presentation: Miguel Figueroa, Assistant City Manager

Recommendation: Open public hearing, solicit public input, close public hearing and recommend approval of Zoning Ordinance Amendment to the Calexico City Council amending Title 17, Chapter 17.11, Article X of the Calexico Municipal Code

- 8. UA2019 - 12 Canal Court/Canal Street abandonment The proposed request from the applicant is to abandon the sixty (60') wide by one-thousand, five-hundred, twenty-one (1,521) foot long street which was never constructed running north-south and perpendicular to De Las Flores Street, then turning east along Hwy. 98 in Block 853, lying between Hwy. 98 and De Las Flores Street as per amended Map filed in Book 58, page 85 of Official Map, in the Office of the County Recorder, Imperial County.

Presentation: Ralph Morales, Building & Planning Manager

Recommendation: Open public hearing, solicit public input, close public hearing and recommend approval of consistency with the General Plan to the Calexico City Council.

INFORMATIONAL ITEMS

- 9. Dollar General Development.
10. Brown Act/Robert's Rules of Order Training.
11. Planning Commission Attendance Record.

STAFF COMMENTS

PLANNING COMMISSIONER COMMENTS

ADJOURNMENT

It is the intention of the City of Calexico to comply with the Americans with Disabilities Act in all respects. If you are a person with a disability who requires a disability-related modification or accommodation in order to participate in a meeting, including auxiliary aids or services please request such modification or accommodation from the City Clerk at (760)768-2102. Notification of at least 48 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to the meeting. Please advise us at the time whether you will require accommodations to participate in meetings on a regular basis. Any person affected by any application on this agenda may submit their concerns in writing prior to the meeting or appear in person and be heard in support or opposition to the proposal at which time the matter is considered on the agenda. The staff reports, applications and environmental documents may be viewed at the office of the City Clerk, 608 Heber Avenue from 8:00 a.m. until 5:00 p.m. Monday through Thursday, except legal holidays. Telephone inquiries may be made at (760) 768-2102. If you challenge any agenda issue in court, you may be limited to raising only those issues that you or someone else raised at the public meeting described in this notice, or in written correspondence delivered to the City of Calexico at, or prior to, the public meeting.

This notice of the agenda is hereby certified to have been posted on or before 5:00 p.m. Friday, March 22, 2019.

Handwritten signature of Mark Vasquez, date 3-21-19, and typed name Mark Vasquez, 5.00 p.m. March 21, 2019.