

Minutes for: 06/11/2024
Adopted: 10/08/2024

Minutes of a Regular Meeting of the City of Madera Planning Commission

June 11, 2024
6:00 pm

Council Chambers
City Hall

CALL TO ORDER: The meeting was called to order at 6:00 pm.

ROLL CALL:

Present: Chairperson Robert Gran Jr.
Vice Chairperson Ramon Lopez
Commissioner Rohi Zacharia
Commissioner Bobby Sheikh
Commissioner Saim Mohammad
Commissioner Jose Eduardo Chavez

Absent: Commissioner Balwinder Singh

Staff Present: Community Development Director, Will Tackett Legal Counsel, Mike Linden
Assistant Planner, Adi Rueda Senior Planner, Robert Smith
Recording Secretary, Brandi Garcia City Engineer, Keith Helmuth
Assistant City Engineer, Raquel Rios

PLEDGE OF ALLEGIANCE:

APPROVAL OF MINUTES: None

PUBLIC COMMENT:

The first 15 minutes of the meeting are reserved for members of the public to address the Commission on items which are within the subject matter jurisdiction of the Commission. Speakers shall be limited to three minutes. Speakers will be asked, but are not required, to identify themselves and state the subject of their comments. If the subject is an item on the Agenda, the Commission has the option of asking the speaker to hold the comment until the hearing is opened. The Commission is prohibited by law from taking any action on matters discussed that are not on the agenda, and no adverse conclusions should be drawn if the Commission does not respond to public comment at this time.

PUBLIC HEARING ITEMS:

1. CUP 2024-10 & SPR 2024-15 – Full O Bull ABC License (Report by Adileni Rueda)

Recommendation: Conduct the hearing and;

- a. Adopt a Resolution of the Planning Commission of the City of Madera adopting a determination of Categorical Exemption pursuant to California Environmental Quality Act (CEQA) Guidelines Section 15301 (Existing Facilities) and 15303 (New Construction or Conversion of Small Structures) for the project and approving Conditional Use Permit 2024-10 and Site Plan Review 2024-15 subject to the findings and conditions of approval.

COMMISSIONER CHAVEZ MOVED TO APPROVE THE MOTION AS STATED. SECONDED BY COMMISSIONER MOHAMMAD THE MOTION CARRIED UNANIMOUSLY.

2. PPL 2022-02 & SPR 2022-04 – West Park Duplexes (Report by Robert Smith)

Recommendation: Conduct the hearing and;

- a. Adopt a Resolution of the Planning Commission of the City of Madera adopting a determination of Categorical Exemption pursuant to Section 15332 (Infill Development Projects) of the California Environmental Quality Act (CEQA) Guidelines and approving Precise Plan 2022-02 and Site Plan Review 2022-04 subject to the findings and conditions of approval.

COMMISSIONER MOHAMMAD MOVED TO APPROVE MOTION 1 AS STATED. COMMISSIONER SHEIKH SECONDED THE MOTION. THE MOTION CARRIED UNANIMOUSLY.

3. ANX 2023-01, REZ 2023-04, PPL 2023-01, TSM 2023-01, TSM 2024-02 & Mitigated Negative Declaration SCH 2024050494 – Adell St. and D St. Annexation (Report by Robert Smith)

Recommendation: Conduct the hearing and;

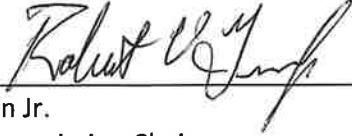
- a. Adopt a Resolution of the Planning Commission of the City of Madera recommending the Council of the City of Madera adopt the Mitigated Negative Declaration (SCH 2024050494) and the Mitigation Monitoring and Reporting Program prepared for purposes of the proposed project; and recommending the Council approve Rezone 2023-04; and
- b. A Resolution of the Planning Commission of the City of Madera contingently approving Tentative Subdivision Maps TSM 2023-01, TSM 2024-02 and Precise Plan 2023-01

COMMISSIONER CHAVEZ MOVED TO APPROVE MOTION 1. SECONDED BY COMMISSIONER ZACHARIA, THE MOTION CARRIED UNANIMOUSLY.

ADMINISTRATIVE REPORTS: None

COMMISSIONER REPORTS: None

ADJOURNMENT: 7:01 pm



Robert Gran Jr.
Planning Commission Chairperson



MINUTES PREPARED BY:
Brandi Garcia, Administrative Assistant / Recording Secretary