



City of
Los Banos
At the Crossroads of California

City Council Chambers * 535 J Street * Los Banos, California 93635

PLANNING COMMISSION

ACTION MINUTES
for the Regular Meeting of
Wednesday, March 28, 2007 7:00 PM

I. CALL TO ORDER

Pledge of Allegiance was led by Hammond.

II. ROLL CALL

Commissioners Present: Anderson, Hammond, Osborn, and Chairman Donovan
Commissioners Absent: Lewis
Staff Present: Planner LeVan, Planner Farinha, Public Works Director Chisam
Attorney Vaughn and Secretary Solano

III. CONSIDER APPROVAL OF AGENDA

On Motion by Anderson, seconded by Osborn it carried by a 4-0 vote to approve the agenda for March 28, 2007 as submitted.

IV. CONSIDER APPROVAL OF ACTION MINUTES

On Motion by Hammond, seconded by Osborn it carried by a 4-0 vote to approve the Action Minutes of the Regular meeting of March 14, 2007 with the change from ~~Anderson~~ to Lewis.

V. PUBLIC FORUM – None

VI. PUBLIC HEARINGS

- A. CONSIDER APPROVAL – USE PERMIT #2007-02, MJM INVESTMENTS LLC. FOR PROPERTY LOCATED AT 1001 6TH STREET (SOUTHWEST CORNER OF 6TH AND J STREET). ASSESSOR PARCEL NUMBER: 026-052-006, RESOLUTION NO. 2007-13**
Approval would allow a Type 20 (Off site Beer and Wine – Package Store) alcohol license in conjunction with a wine tasting and gourmet culinary retail store in a C-1 (Retail Commercial) zone district.
RECOMMENDATION:
Adopt Planning Commission Resolution No. 2007-13 approving Use Permit No. 2007-02 subject to Findings and Conditions of Approval.

Planner Farinha presented the project referring to the staff report that was prepared for the Commissions review.

The Public Hearing was opened. Hammond asked if only wine would be sold from the store. Mona Giuliani the applicant, answered in the affirmative. No one else came forward to speak therefore the public hearing was closed.

On Motion by Anderson, seconded by Osborn it carried by a 4-0 vote to adopt Planning Commission Resolution No. 2007-13 approving Use Permit No. 2007-02 subject to Findings and Conditions of Approval.

VII. GENERAL BUSINESS – NONE

VIII. COMMISSIONERS REPORTS

Anderson: Thanked the City for allowing her to attend the Planner's Institute, she took a lot of the Planning 101 classes. She stated that during one of her classes they were asked how many cities didn't have design standards. She was one of 6 people that raised their hand and one of the other people was a Los Banos Commissioner also. She believes it's very important that the City get some design standards in place.

Hammond: Thanked the City for allowing him to attend the Planner's Institute.

Osborn: She informed staff and Commissioners that as of June 2006 all planning commissioners have to be certified. Thanked the City for allowing her to attend the conference.

Donovan: Thanked the City for allowing him to attend the Planner's Institute, had a great time and took some great classes.

IX. PLANNING MANAGER'S REPORT

There will be a special meeting held on April 5, 2006, to review and discuss the modifications to the Target store.

There are a set of design standards that were done years ago called the Pacheco Beautification Plan, they were never formally adopted by Council. He would like to have them revised and brought to the Commission for review.

X. ADJOURNMENT

The Planning Commission meeting of March 28, 2007 finished at 7:20 p.m. and was adjourned to the special meeting to be held on April 5, 2007 at 8:00 p.m.

Respectfully Submitted,

Rachel M. Solano
Planning Commission Secretary

APPROVED BY THE PLANNING COMMISSION ON:

APPROVED BY:

JOHN LeVAN
PLANNING MANAGER

ACTION MINUTES – These minutes are prepared to depict action taken for agenda items presented to the Planning Commission. For further detail of this meeting please refer to the audiotape(s).