

**CITY OF LOS BANOS  
PLANNING COMMISSION MEETING MINUTES  
JULY 25, 2012**

*ACTION MINUTES – These minutes are prepared to depict action taken for agenda items presented to the Planning Commission. For greater detail of this meeting refer to the electronic media (CD and/or audio) kept as a permanent record.*

**CALL TO ORDER:** Chair Rosin called the Planning Commission Meeting to order at the hour of 7:00 p.m.

**PLEDGE OF ALLEGIANCE:** Planning Commissioner Lee led the Pledge of Allegiance.

**ROLL CALL – MEMBERS OF THE PLANNING COMMISSION PRESENT:** Arkady Faktorovich, Vern Hixson, Chandra Lee, Deborah Lewis, Tracey Rosin and Susan Toscano. Absent: Tom Mello.

**STAFF MEMBERS PRESENT:** Community Development Director Fitzgerald and Assistant Planner Elms.

**CONSIDERATION OF APPROVAL OF AGENDA:** Motion by Lee, seconded by Faktorovich to approve the agenda as submitted. The motion carried by the affirmative vote of all Commission Members present. Absent: Mello.

**CONSIDERATION OF APPROVAL OF ACTION MINUTES FOR THE REGULAR MEETING OF JULY 11, 2012:** Motion by Hixson, seconded by Lee to approve the minutes as submitted. The motion carried by the affirmative vote of all Commission Members present. Absent: Mello.

**PUBLIC FORUM: MEMBERS OF THE PUBLIC MAY ADDRESS THE COMMISSION ON ANY ITEM OF PUBLIC INTEREST THAT IS WITHIN THE JURISDICTION OF THE COMMISSION; INCLUDES AGENDA AND NON-AGENDA ITEMS. NO ACTION WILL BE TAKEN ON NON-AGENDA ITEMS. SPEAKERS ARE LIMITED TO A FIVE (5) MINUTE PRESENTATION.** No one came forward and the public forum was closed.

**PUBLIC HEARING – TO CONSIDER RECOMMENDING APPROVAL OF USE PERMIT #2012-04 FOR THE USE OF A TYPE 20 ALCOHOL LICENSE TO PERMIT THE OFF-SALE OF BEER AND WINE FOR LOS BANOS VALERO LOCATED AT 1063 E. PACHECO BLVD.; MORE SPECIFICALLY IDENTIFIED AS ASSESSOR'S PARCEL NUMBER:026-182-021.** Community Development Director Fitzgerald presented the staff report.

Chair Rosin opened the public hearing; no one came forward and the public hearing was closed.

Motion by Lee, seconded by Toscano to adopt Planning Commission Resolution No. 2012-13 – recommending approval of Use Permit #2012-04 to the Los Banos City Council for the off-sale of beer and wine for Los Banos Valero Located at 1063 E. Pacheco Blvd. The motion carried by the affirmative action of all Commission Members present. Absent: Mello.

**COMMUNITY DEVELOPMENT DEPARTMENT REPORT:** Paula will be meeting with the developers of the Alzheimer's project on Miller and San Luis to look at their down scaled proposal that will be coming back to the Planning Commission shortly; working with the Family Dollar project by Food4Less that will be coming as a Site Plan soon; had discussions with the project on Mercey Springs and Overland and should be seeing a submittal within a few weeks.

**PLANNING COMMISSION MEMBER REPORTS:**

**ARKADY FAKTOROVICH:** Nothing to report.

**VERN HIXSON:** Nothing to report.

**CHANDRA LEE:** Nothing to report.

**DEBORAH LEWIS:** Nothing to report.

**TOM MELLO:** Absent.

**TRACEY ROSIN:** Nothing to report.

**SUSAN TOSCANO:** Nothing to report.

**ADJOURNMENT.** The meeting was adjourned at the hour of 7:15 p.m.

APPROVED:

**/s/ Tracey Rosin**

Tracey Rosin, Planning Commission Chair

ATTEST:

**/s/ Stacy Souza Elms**

Stacy Souza Elms, Assistant Planner/ Planning Commission Secretary