

**CITY OF TULARE PLANNING COMMISSION**  
**REGULAR MEETING MINUTES**

**Tulare Public Library—Council Chambers**  
**491 North M Street**

**August 10, 2020**

**COMMISSIONERS PRESENT:** Miller, Cox, Rocha, Olivares, Miguel

**TEENS ON BOARD PRESENT:** None

**STAFF PRESENT:** Mario Anaya, Principal Planner  
Steven Sopp, Senior Planner  
Lucie Brown, Commission Clerk

**CALL TO ORDER:**

Chairman Miguel called the regular meeting to order at 7:00 p.m.

**PLEDGE OF ALLEGIANCE:**

Commissioner Miller led us in the flag salute.

**CITIZEN COMMENTS:**

None.

**COMMISSIONER COMMENTS:**

Commissioner Miller noted her disappointment with the City Council and their decision at the last meeting regarding funding for a proposed homeless shelter. She noted that she is very concerned with the location that is being proposed. She further stated that the applicant of this project is not off to a good start with the business owners around the project.

Commissioner Rocha relayed to staff that at the intersection of Blackstone Street and Bardsley Avenue the line of site is bad when making a right hand turn onto Bardsley due to overgrown weeds.

Principal Planner Anaya noted that he would alert City staff of her concern.

**CONSENT CALENDAR:**

**(1) Minutes of the July 13, 2020 Regular Planning Commission Meeting**

**(2) Minutes of the July 27, 2020 Regular Planning Commission Meeting**

It was motioned by Commissioner Rocha and seconded by Commissioner Cox to approve the Consent Calendar as presented.

Motion carried by unanimous vote.

**PUBLIC HEARING:**

**(1) Conditional Use Permit No. 2020-11/ Mitigated Negative Declaration:**

Steven Sopp, Senior Planner, reviewed with the Commission a request by EnterSolar on behalf of Unites States Cold Storage for installation of an 810-kilowatt direct current photovoltaic ground mounted solar array.

Chairman Miguel opened the public hearing.

There being no one to speak in favor of or against the project, the public hearing was closed.

Following Commission discussion it was motioned by Commissioner Rocha and seconded by Commissioner Olivares to adopt Resolution 5369, adopting the Mitigated Negative Declaration and approving Conditional Use Permit No. 2020-11 based on the findings and subject to the conditions as listed in the staff report..

**COMMISSIONERS**

AYES: Miller, Cox, Olivares, Rocha, Miguel

ABSENT: None

NOES: None

ABSTAIN: None

**(2) Variance No. 464:**

Steven Sopp, Senior Planner, reviewed with the Commission a request by Craig Realty Group for a variance to allow 201 sq. ft. of combined sign area in lieu of the maximum 81.5 sq. ft. for a storefront with 81.5 linear feet of store frontage.

Irene Rios, Craig Realty Group, spoke in favor of the project.

Following Commission discussion it was motioned by Commissioner Olivares and seconded by Commissioner Cox to adopt Resolution 5372, approving Variance No. 464 based on the findings and subject to the conditions as listed in the staff report.

**COMMISSIONERS**

AYES: Miller, Cox, Olivares, Rocha, Miguel

ABSENT: None

NOES: None

ABSTAIN: None

**GENERAL BUSINESS—NON PUBLIC HEARING ITEMS**

None

**TEENS ON BOARD:**

Chairman Miguel stated that his thoughts and prayers are with the young people, this is not an easy time for them both for their mental health as well as their education and prays that things can return to normal soon.

**DIRECTORS REPORT:**

Principal Planner Anaya noted that there is nothing to report but seconded the Chairman's comment.

**AJOURNMENT:**

There being no other items to come before the Commission, the meeting was adjourned at 7:25 p.m.

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CHUCK MIGUEL, CHAIRMAN  
City of Tulare Planning Commission

ATTEST:

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MARIO ANAYA, PRINCIPAL PLANNER  
City of Tulare Planning Commission