

CITY OF TULARE PLANNING COMMISSION
REGULAR MEETING MINUTES

Tulare Public Library—Council Chambers
491 North M Street

February 10, 2020

COMMISSIONERS PRESENT: Miller, Rocha, Olivares

TEENS ON BOARD PRESENT: Carmen Gutierrez

STAFF PRESENT: Traci Myers, Community & Economic
Development Director
Mario Anaya, Principal Planner
Steven Sopp, Senior Planner
Lucie Brown, Commission Clerk

CALL TO ORDER:

Vice Chair Rocha 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 asked staff if they were aware of a training center that is proposed to be built to the north of Tulare.

Director Myers stated that she believes this was a proposed project from the Tulare County EDC. She further stated that there has been no further information on the project.

Commissioner Miller also noted that she read an article that cautioned the use of EB5 monies on prospective projects. She questioned whether the City had a policy in place regarding EB5 investments.

Director Myers stated that the City has an Economic Development Policy in place that addresses a process if an applicant is requesting City assistance such as monetary assistance, deferral of fees, etc. The process allows the City to request additional financial information from the Applicant. She noted that the City has not been faced with any projects utilizing EB5 assistance.

Commissioner Olivares asked staff if there has been any progress made with the project that was recently approved by Planning Commission to be located on Prosperity Avenue between Evolutions Gym and Laspina Street.

Director Myers stated that she met with the applicants earlier that day and that things are moving forward and they will be submitting building permit applications within the next few weeks.

CONSENT CALENDAR:

(1) Minutes of the January 27, 2020 Regular Planning Commission Meeting

(2) CEQA Exemption for Storm Sewer Lift Stations Upgrade Project- Resolution 5360

It was motioned by Commissioner Miller and seconded by Commissioner Olivares to approve the Consent Calendar as presented.

Motion carried by unanimous vote.

PUBLIC HEARING:

(1) Conditional Use Permit No. 2020-02:

Steven Sopp, Senior Planner, reviewed with the Commission a request by Adventist Health to establish a medical clinic/ urgent care within an existing building located on the southwest corner of Prosperity Avenue and Mooney Boulevard.

Vice Chair Rocha 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 Olivares and seconded by Vice Chair Rocha to adopt Resolution 5359, approving Conditional Use Permit No. 2020-02 based on the findings and subject to the conditions as listed in the staff report.

COMMISSIONERS

AYES: Olivares, Rocha, Miller

ABSENT: Cox, Miguel

NOES: None

ABSTAIN: None

GENERAL BUSINESS—NON PUBLIC HEARING ITEMS

None

TEENS ON BOARD:

Carmen Gutierrez commented on various school activities.

DIRECTORS REPORT:

Director Myers announced that she followed up with the City Engineer regarding Commissioner Cox’s concern about the turn pocket off of Mooney Boulevard and would get in touch with Commissioner Cox to let him know the results. She also stated that City Council approved the Farrar Subdivision as well as the Farmland Mitigation Ordinance. She further noted that City Council will be having future discussion regarding the Cannabis Ordinance and that Council will also be creating a Strategic Act Committee to address the homelessness issues.

AJOURNMENT:

There being no other items to come before the Commission, the meeting was adjourned at 7:18 p.m.

DEANNE ROCHA, VICE CHAIR
City of Tulare Planning Commission

ATTEST:

TRACI MYERS, SECRETARY
City of Tulare Planning Commission