

The Planning Commission of the City of Brawley, California, met in Regular Session at 5:30 p.m., City Council Chambers, 383 Main Street, Brawley, California, the date, time, and place duly established for the holding of said meeting. The City Clerk attests to the posting of the agenda pursuant to G.C. 54954.

#### CALL TO ORDER/ROLL CALL

The meeting was called to order by Chairman Marquez at 5:32 p.m.

**Present:** Marquez, Hutchinson, Goyal, Smith, Sagredo

**Absent:** Bumbera, Reyes

#### APPROVAL OF AGENDA

Motion: The Planning Commission approves the agenda as presented. m/s/c

Goyal/Hutchinson 5-0

#### APPROVAL OF MINUTES

Motion: The Planning Commission approves the minutes of May 7, 2014 as presented. m/s/c

Goyal/Smith 5-0

#### PUBLIC APPEARANCES

Chairman Marquez called for public appearances. There were none.

#### PUBLIC HEARING

Due notice having been given, now is the time to consider an application for a variance (VAR14-04) to allow for the temporary installation of a shipping container which will serve as storage until a permanent storage building is constructed or for no longer than two years in a C-2 (Medium Commercial) zone, 630 Brawley Avenue

Applicant: Jay Goyal for  
JRM Development  
890 Flammang Avenue  
Brawley, CA 92227

Location: 630 Brawley Avenue, the northerly 167.53 foot strip, Block 1, Townsite of  
Brawley, City of Brawley, County of Imperial, State of California, APN  
048-201-003

Mr. Goyal stepped down from the dais as he is the applicant for the project.

Gordon Gaste, Planning Director gave an overview of the project.

Applicant Jay Goyal explained that he had previously submitted building plans for the property, but due to the economic downtown, he had delayed the project. He expects the new building to be constructed within two years..

Commissioner Hutchinson inquired about the size of the container.

Mr. Goyal stated there were two 8 foot by 20 foot containers to be used.

Mr. Marquez opened the public hearing at 5:40 p.m.

There were no public comments or questions from public or the Commission.

Mr. Marquez closed the public hearing at 5:41 p.m.

Motion: The Planning Commission makes findings consistent with the Planning Commission Staff Report and approves the variance (PM14-04) allowing for the shipping container to serve as storage until a new permanent building is constructed or for no longer than two years subject to compliance with the conditions of approval. m/s/c Hutchinson/Segredo 4-0

Due notice having been given, now is the time to consider a Specific Plan Amendment to the

Downtown Specific Plan (PD-12-01) to allow sidewalk sales with a temporary permit. Planning Commission meeting and indicated the staff report was generally reflective of the Commission's recommendations.

A general recap discussion ensued.

Mr. Goyal recommended that the area to be permitted for sidewalk sales should be increased to six feet rather than five feet since the right-of-way is fifteen feet wide.

Mr. Jason Zara, Brawley Chamber of Commerce Executive Director, stated his support for sidewalk sales, but would like to see a monthly permit as well as an annual one.

Commissioner Goyal recommended a annual permit that would run from January 1 through December 31 and a monthly permit that would run from the 1st of a given calendar month to the last day of the calendar month.

A discussion ensued on the amount of the fee the City would be charging to defray the cost of code enforcement.

Mr. Goyal suggested a one-hundred dollar fee for an annual permit and fifty dollars for a monthly permit.

Mr. Marquez opened the public hearing at 5:52 p.m.

There were no public comments or questions from public or the Commission.

Mr. Marquez closed the public hearing at 5:53 p.m.

Motion: The Commission makes a recommendation to amend the staff report to reflect a one-hundred dollar annual sidewalk permit fee effective from January 1 through December 31 and a fifty dollar monthly permit fee effective for one given calendar month. An amendment increasing the area from 5 feet to 6 feet from the property line was also incorporated into the recommendations. m/s/c Goyal/Hutchinson 5-0

#### COMMISSION ACTION

Mr. Gaste gave a summary of the need for repealing of the obsolete ordinances.

The Commission recommends approval to the City Council consistent with the Planning Commission Staff Report. m/s/c Smith/Segredo 5-0

#### REVIEW AND ADOPTION OF PLANNING COMMISSION RULES 2014-2015

The Commission approved the review and adoption of the rules. m/s/c Hutchinson/Goyal 5-0

#### ELECTION OF OFFICERS 2014-2015

Mr. Hutchinson was nominated for Chairman. There were no other nominations.

The Commission elected Mr. Hutchinson the new Chairman. m/s/c Sagredo/Goyal 5-0

Mr. Smith was nominated for Vice Chairman. There were no other nominations.

The Commission elected Mr. Smith as the new Vice Chairman. m/s/c Sagredo/Hutchinson 5-0

#### CODE ENFORCMENT

Mr. Hutchinson noted that the trailer has been removed from the old Los Amigos property at 641 West Main Street, but that the property still required some cleanup.

Mr. Gaste stated that the City is communicating with the property owner to continue to clean up the site.

Mr. Hutchinson expressed safety concerns at the westbound right-turn lane on Wildcat Drive onto Brawley Avenue. He believes the speed limit be too high to ensure safe right turns and that a "No Right Turn on Red" sign should maybe be installed like the westbound right turn land on American Legion Street.

Mr. Gaste noted that Planning and Public Works are continuously working with CALTRANS to increase safety on this corridor and will reintroduce the topic at the next Traffic Safety

Committee meeting.

NEXT MEETING DATE

The Commission voted to skip the September regularly scheduled meeting and adjourn to the October regular meeting on October 1, 2014.

ADJOURNMENT

Motion: The meeting of the Planning Commission adjourns at 6:05 p.m. m/s/c/ Hutchinson/Segredo 5-0