



**PLANNING COMMISSION**  
*Veronica Harvey – Chairperson*  
*Ruben Rivera – Vice Chairperson*  
*Alice Abatti – Commissioner*  
*Rebecca Terrazas-Baxter – Commissioner*  
*Lisa Winkler-Commissioner*

# MINUTES

## PLANNING COMMISSION

220 West 9<sup>th</sup> Street  
IMPERIAL, CA 92251

WEDNESDAY, JUNE 26, 2024  
6:30 P.M.

**A. PLANNING COMMISSION CONVENES TO OPEN SESSION AT 6:30 PM:**

**CALLED TO ORDER:** Chairperson Harvey called the meeting to order at 6:42 p.m.

**ROLL CALL:** Commissioner Abatti, Vice Chairperson Rivera and Chairperson Harvey

**ABSENT:** Commissioner Terrazas-Baxter and Winkler

**PLEDGE OF ALLEGIANCE:** The Pledge of Allegiance was led by Ruben Rivera.

**ADJUSTMENTS TO THE AGENDA:**

City Manager Dennis H. Morita stated that C-1 Special Presentation will be moved to a future meeting.

**B. PUBLIC APPEARANCES**

**B-1. Matters not appearing on the agenda.**

None

**C. SPECIAL PRESENTATION:**

**C-1 Recognition of service to former Planning Commissioner, Mark Hammerness.**

Presentation was moved to a future meeting.

**D. CONSENT CALENDAR:**

**D-1. Approve Planning Commission Meeting Minutes for March 27, 2024**

**Moved by Harvey, Seconded by Abatti** to approve PC meeting minutes for March 27, 2024.

**AYES:** Abatti, Rivera and Harvey

**NOES:** None

**ABSTAIN:** None  
**ABSENT:** Terrazas-Baxter and Winkler  
**MOTION CARRIES: 3-0**

**D-2. Approve Planning Commission Meeting Minutes for June 12, 2024**

Moved by **Rivera**, seconded by **Harvey** to approve PC meeting minutes for June 12, 2024.

**AYES:** Rivera and Harvey  
**NOES:** None  
**ABSTAIN:** Abatti  
**ABSENT:** Terrazas-Baxter and Winkler  
**MOTION CARRIES: 2-0-1**

**E. PUBLIC HEARING: (DISCUSSION/ACTION – RECOMMEND/DENY)**

**E-1: Subject: Continued Public Hearing, Discussion/Action: Variance 23-04 and Conditional Use Permit 23-07 for Mark Gaddis to allow the deviation of the Residential Zone Property Development Standards for maximum height and setback requirements for an accessory structure located at 121 North F Street (APN 064-042-0001). The project is categorically exempt from the California Environmental Quality Act (CEQA) under Section 15301, Existing Facilities.**

The public hearing was continued from June 12, 2024.

The staff report was presented by Yvonne Cordero, City Planner.

The public hearing was closed at 7:59 p.m.

This public hearing is being continued from June 12, 2024. Since last meeting on June 12<sup>th</sup> Community Development has asked for a representative from the IID and Mr. Gaddis to be present for today's public hearing. Mr. Gaddis was contacted via email thru his office and confirmed today's meeting. Within 5 minutes of the meeting Mr. Gaddis responded via text that he got the meeting date wrong and he was going to try and join via Zoom. Mr. Gaddis has issues with Zoom so he joined via phone. The IID had several representatives present. Mr. Rodriguez, Deputy Energy Manager for the IID provided information to Mr. Gaddis and Community Development in regard to the Variance 23-24. The IID has offered to reroute the power lines if Mr. Gaddis is willing to pay for the cost of the job. The estimate from the IID is only good for six months. Mr. Gaddis has stated that he will need up to a year to recover some money to pay for the rerouting of the power lines but has not signed any contract with the IID. The commissioners have decided that they cannot keep extending this public hearing. Commissioners have asked Mr. Gaddis to take care of the issue with IID and then come back to Planning Commission and ask for this Variance.

Moved by **Rivera**, Seconded by **Abatti** to deny Resolution No. PC 2024-01 and Variance 23-04.

**AYES:** Abatti, Rivera and Harvey  
**NOES:** None  
**ABSTAIN:** None  
**ABSENT:** Terrazas-Baxter and Winkler  
**MOTION CARRIES: 3-0**

**F. REPORTS:**

**F-1:** Commissioners reported on their activities and concerns since last planning commission meeting.

**F-2** Staff reported on upcoming activities since last planning commission meeting.

**G. ADJOURNMENT:**

Seeing no further business before the commission, Chairperson Harvey adjourned the meeting at 8:07 p.m.

**IN WITNESS WHEREOF**, I have hereunto set my hand and affixed the official seal of the City of Imperial, California this \_\_\_\_ day of August, 2024.

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KRISTINA SHIELDS  
City Clerk