

CITY OF RIDGECREST
100 West California Avenue
Ridgecrest, CA 93555
MEETING OF THE PLANNING COMMISSION
REVISED AGENDA

City Council Chambers
Tuesday, January 25, 2005 at 7:00 p.m.

Commissioners: Chair Chuck Roulund, Vice Chair Mike Biddlingmeier, Jim Smith,
Howard Laire and Matt Feemster

First Resolution 05-01

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ROLL CALL
4. APPROVAL OF MINUTES, November 23, 2004
5. PUBLIC COMMENTS OF ITEMS NOT ON THE AGENDA
6. PUBLIC HEARINGS

Tentative Tract Map 6471, a request for a subdivision creating 47 residential lots ranging in size from 10,353 sq. ft. to 17,792 sq. ft. northwest corner of Del Rosa Street and Jarvis APN 510-020-05
7. DISCUSSION ITEM
8. FUTURE AGENDA ITEMS & COMMENTS
9. ADJOURN

CITY OF RIDGECREST
100 West California Avenue
Ridgecrest, CA 93555
CONTINUED MEETING OF THE PLANNING COMMISSION

City Council Chambers
Tuesday, November 23, 2004 at 7:00 p.m.

First Resolution 04-23

3. CALL TO ORDER
The meeting was called to order at 7:00 p.m.
4. PLEDGE OF ALLEGIANCE
3. ROLL CALL
Present: Chair Laire, Commissioners Biddlingmeier, Smith, and Roulund
Absent: Commissioner Torkelson
4. APPROVAL OF MINUTES,
The minutes for 10-26-04 were approved.
5. PUBLIC COMMENTS OF ITEMS NOT ON THE AGENDA
There were no comments
6. CONTINUED PUBLIC HEARINGS
a) Conditional Use Permit 99-04, an amendment to conditional use permit/site plan to allow a 1200 member church and a 400 student private school at 1201 North China Lake Blvd. (APN's 421-01-24 and 25), applicant Immanuel Baptist Church. Planner Landrum presented the staff report and indicated this meeting is a continuation of the last meeting. Staff met with applicant regarding the Commission's requests from the October 26th meeting. The church put in writing their operating plans and site plan. At the October meeting the Commission drafted a resolution with the issues they wanted addressed (play area for 1-2 yrs. old and a time line). The public hearing was closed and does not have to be reopened. There were a couple of conditions that were open ended. The Commission will need to review the draft resolution and conditions. Conditions A represent the neighbor's requests and Conditions B reflect the church's.

Commissioner Roulund indicated there was a consensus at last meeting that the age should be 0-24 months for the daycare, not 1-2 yrs. Agrees with option A, with a 12 month timeline.

Commissioner Biddlingmeier concurred with Commissioner Roulund and asked the church if 12 months was adequate. Mr. Ray Miller, church representative, responded 12 months was adequate to save the needed funds or to get a grant for the relocation of the playground.

Commissioner Smith agreed with option A, with a 6 month timeline but does not want to be unreasonable. Church representative's responded that grants take time, not comfortable with a 6 month timeline, prefers a year. Church has taken measures to reduce children out in area.

Commissioner Laire agreed with option A, with a 6 month timeline or the option of reporting back to the Commission on the church's progress. Mr. Miller indicated the church does not have a problem with reporting back in 6 months and if the church has the opportunity they will complete earlier.

Planner Landrum indicated the Commission could make a recommendation to adopt the resolution with option 3A and amendment on item 4 for a six month time period review to be done. Commissioner Smith stated we would like to see some progress reports so that everybody knows that everyone is doing their best to solve the problem. Commissioner Roulund commented that he has no problem with that. Commissioner Smith stated the church would still have the 12 months, but would be required to provide reports every 3 months to let us know where they are at.

Staff recommended the Commissioners take care of the revocation first.

A Motion was made by Commissioner Biddlingmeier and seconded by Commissioner Roulund to adopt Resolution 04-23, denying the revocation of Conditional Use Permit 99-04

Ayes: Chair Laire, Commissioners Roulund, Biddlingmeier, and Smith
Noes: None
Absent: Commissioner Torkelson
Abstain: None

Resolution 04-23 was approved

A request was made to make comment. However, the Commission opted to not reopen the public hearing.

A Motion was made by Commissioner Roulund and seconded by Commissioner Biddlingmeier to adopt Resolution 04-24, approving a request for amendment to the site plan of Conditional Use Permit 99-04 with Option A, the age limit to read 0-24 months for the daycare, and the addition of item 4 requiring quarterly review to the Planning Commission with a one year time limit.

Ayes: Chair Laire, Commissioners Roulund, Biddlingmeier, and Smith
Noes: None
Absent: Commissioner Torkelson
Abstain: None

Resolution 04-24 was approved

It was noted that the Planning Commissions decision could be appealed to the City Council within 5 working days.

7. DISCUSSION ITEM
None

8. FUTURE AGENDA ITEMS & COMMENTS
It was mentioned that the council would be realigning and sworn in during their December meeting.

9. ADJOURN
The meeting was adjourned at 7:25 p.m.