



Minutes of the Ridgecrest Planning Commission Meeting

April 25, 2006
6:00 p.m.

City Council Chambers
100 West California Avenue
Ridgecrest, California 93555

CALL TO ORDER – 6:07 p.m.

PRESENT: Vice-Chair Jim Smith, Commissioners: Lois Beres, Howard Laire

ABSENT: Matt Feemster, Mike Biddlingmeier

STAFF: Matthew Alexander, Jim McRae, Gary Parsons, Joe Pollock,

APPROVAL OF MINUTES: April 11, 2006

Motion to approve by Commissioner Laire, Seconded by Commissioner Beres

PUBLIC COMMENTS OF ITEMS NOT ON THE AGENDA:

None

PUBLIC HEARINGS:

CUP 06-01 A request to build a 6,375 sf metal building at 215 W. Ridgecrest Blvd. on .59 ac. In a General Commercial Zone. The metal building will house indoor batting cages. The project will also consist of the demolition of existing facilities and buildings as well as the Carefree Mobile Home Park. APN 478-021-40 Applicant: Robert & Judy Wiley

Commissioner Comment

Fire wall concern. Staff responded that will be covered in the Kern County Fire Department Conditions.

6:17 Open to Public Comment

None

6:18 Close Public Comment

CUP 06-01 Resolution PC 06-30 Motion to approve by Howard Laire; seconded by Lois Beres

Vote Ayes: Lois Beres, Howard Laire, Jim Smith

Noes: None

Absent: Mike Biddlingmeier, Matt Feemster

Abstain: None

SPR 06-12 A request to build two (2) 4,800 sf metal buildings in an M-1 Zone located on two (2) 1.1 acre parcels at 1127 and 1151 Reeves Ave. APN 453-012-06 and 07. Applicant: David Tharp/James Bell

Commissioner Comment

Drainage concern. Staff reported that in this part of town there is no need to contain on site.

Parking spaces are in front of roll up doors. Developer stated this is the intention for tenants to be able to park in front of their own door.

6:27 Open to Public Comment

James Bell: Intention is to file for vacation of easement & move the westerly building slightly to the west to exactly mirror the plot on the east side of parcel.

6:35 Close Public Comment

SPR 06-12 Resolution PC 06-31 Motion to approve by Howard Laire; seconded by Lois Beres
Vote Ayes: Lois Beres, Howard Laire, Jim Smith
Noes: None
Absent: Mike Biddlingmeier, Matt Feemster
Abstain: None

SPR 06-10 A request to build two (2) 4,00 sf metal buildings in an M-1 Zone located on two (2) 1.1 acre parcels at 1210 and 1200 Reeves Ave. APN 453-010-09 and 10. Applicant: George Bertrand/James Bell

Commissioner Comment
None

6:37 Open to Public Comment
Dale Howard objected to the condition re: Developer fees

6:42 Close Public Comment

SPR 06-10 Resolution PC 06-32 Motion to approve by Lois Beres; seconded by Howard Laire
Vote Ayes: Lois Beres, Howard Laire, Jim Smith
Noes: None
Absent: Mike Biddlingmeier, Matt Feemster
Abstain: None

ZT 06-01 Consideration of recommending an amendment to Section 20-23 Planned Unit Development Zoning Overlay District of the City of Ridgecrest Municipal Code. Applicant: City of Ridgecrest Community Development Department

Commissioner Comment
Street Width. Staff reported that street width is excluded from the requirement

6:52 Open to Public Comment
Request from Dale Howard to not pass ZT Amendment

6:55 Close Public Comment

ZT 06-01 Resolution PC 06-33 Motion to approve by Howard Laire; seconded by Lois Beres
Vote Ayes: Lois Beres, Howard Laire, Jim Smith
Noes: None
Absent: Mike Biddlingmeier, Matt Feemster
Abstain: None

NEXT MEETING

Next meeting is scheduled for May 9th at 6:00 PM in the Council Chambers.

ADJOURNMENT– 7:00 p.m