



**MINUTES**  
**KERMAN PLANNING COMMISSION**  
**REGULAR MEETING**  
Kerman City Hall 850 S. Madera Avenue Kerman CA 93630  
Monday, November 09, 2015 6:30 p.m.

Chairman Robert Epperson, Vice-Chairman Kevin Nehring  
Commissioners Robert Bandy, Charlie Jones, Eric Kehler, Mario Nunez, Katie Wettlaufer

Call to Order – Chairman, Robert D. Epperson called meeting to order at 6:36pm.

Roll Call – Secretary, Olivia Pimentel

Commission Present: Bandy, Nehring, Wettlaufer, Kehler, Nunez, Jones, Epperson

Commission Absent: None

Guest: Robert Martinez, Jessica Tovar, Raquel Arredondo, Louis Lopez

Pledge of Allegiance - Performed

**AGENDA APPROVAL/ADDITIONS/DELETIONS** - Agenda unanimously approved as presented

**1. PRESENTATIONS** – None offered

**REQUEST TO ADDRESS THE COMMISSION –**

Mr. Louis Lopez, Dreams Recycling located at 15401 W. California Avenue requested to address the Commission regarding a proposed use on his existing business. He requested to use a shredder for his recycling business. Staff and the Commission recommended that he schedule an appointment with the new contract planner (David Brletic) to determine the next step and what his options were.

**2. APPROVAL OF MINUTES**

- A. October 12, 2015, C/ Nehring made a motion to approve minutes of October 12, 2015 as presented, second C/Jones. Unanimously approved as presented.

**3. PUBLIC HEARING**

- A. Conditional Use Permit 15-03, Tovar Large Family Daycare

Adopt Resolution, Approving Conditional Use Permit 15-03, Tovar Large Family Daycare

Opened Public Hearing at 6:58 p.m.

Ms. Jessica Tovar, 14290 W. B Street, applicant addressed the commission and spoke in support of her large family day care application, she noted that she has had several years of experience working with children and had waiting list.

C/Bandy inquired whether applicant will have maximum number of children all year, applicant explained that her clients vary depending on the season, many are teachers children and so when school is out for the summer, her enrollment goes down as well.

C/Nehring inquired how many children were siblings, this would affect traffic, the applicant stated several that were siblings.

Closed Public Hearing at 7:20 p.m.

C/Jones made a motion to approve Conditional Use Permit 15-03, Tovar Large Family Daycare as amended to amend condition of approval relating to separation (#21), second C/Kehler. Approved as amended

Ayes: Bandy, Nehring, Wettlaufer, Kehler, Nunez, Jones, Epperson

Noes: None

Absent: None

Abstain: None

#### 4. PETITIONS/RESOLUTIONS

- A.** Approve Extension Request for Conditional Use Permit 14-02, TBS Holdings, Kerman Neighborhood Shopping Center, Phase II

Planning Commission review, consider and approve an Extension Request for Conditional Use Permit No. 14-02 for a 1,000 square foot detached automated drive-thru car wash in connection with a proposed convenient store and fueling station, Jack In The Box and Future Retail located in Phase II of the Kerman Crossing Neighborhood Center (SEC Whitesbridge Road and Kline Street)

Mr. Robert Martinez, addressed the Commission and spoke in support of the extension request citing several unforeseen delays in getting this project started within the one year time limit, including, but not limited to pg&e delays, and management entitlements agreement issues. Mr. Martinez, said that one (1) year extension was adequate, even though his extension request letter said two (2) years.

C/Nehring made a motion to approve an extension of one (1) year for Conditional Use Permit 14-02, TBS Holdings, Kerman Neighborhood Shopping Center, Phase II, second C/Jones, approved as amended to add a condition or amend conditions to add requirement for water conservation and recycling for car wash, approved by the following vote:

Ayes: Bandy, Nehring, Wettlaufer, Kehler, Nunez, Jones, Epperson

Noes: None

Absent: None

Abstain: None

#### 5. ADMINISTRATIVE REPORTS - None offered

**COMMUNICATIONS** - None offered

#### ADJOURNMENT



Olivia G. Pimentel

Secretary to the Planning Commission

November 12, 2015

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