



City of Hesperia
Meeting Minutes
Planning Commission

City Council Chambers
9700 Seventh Ave.
Hesperia CA, 92345

Thursday, October 8, 2020

6:30 PM

CALL TO ORDER - 6:30 PM

A. Pledge of Allegiance to the Flag

Commissioner Burke led the Pledge of Allegiance

B. Invocation

Commissioner Abrejo led the Invocation

C. Roll Call

Present 4 - Commissioner Abrejo, Commissioner Burke, Chair Leis, and Commissioner Steeno

Absent 1 - Vice Chair Caldwell

JOINT PUBLIC COMMENTS

Public Comments were opened at 6:33
There were no public comments
Public Comments were closed at 6:33

CONSENT CALENDAR

1. Consideration of the September 10, 2020 Planning Commission Draft Meeting Minutes

Recommended Action:

It is recommended that the Planning Commission approve the Draft Minutes from the regular meeting held on September 10, 2020

Sponsors: Administrative Secretary Erin Baum

A motion was made by Commissioner Burke, seconded by Commissioner Abrejo, that this item be adjourned. The motion carried by the following vote:

Aye: 3 - Abrejo, Burke and Steeno

Nay: 0

Absent: 1 - Caldwell

Abstain: 1 - Leis

PUBLIC HEARINGS

2. Consideration of Conditional Use Permit CUP19-00009 to construct a gas station with 6 fuel dispensers, a 2,070 square foot drive-thru restaurant, and a 3,493 square foot convenience store that will include the off-site sale of beer, wine and liquor on 2.7 gross acres within the General Commercial (C2) zone located on the southeast corner of Bear Valley Road and I Avenue (Applicant: Poche Partners, LLC; APNs: 0399-132-01, 04, 05, 06, 27, 28, 29, & 30)

Recommended Action:

It is recommended that the Planning Commission adopt Resolution Nos. PC-2020-11 and PC-2020-12, recommending that the City Council approve CUP19-00009 and TPM20-00003

Sponsors: Senior Planner Ryan Leonard

Commissioner Steeno recused herself from consideration of this item

Senior Planner Ryan Leonard gave a presentation on the project.

Commission Steeno recused herself from the item.

Applicant's representative Tom Steeno spoke on the project.

A motion was made by Commissioner Abreo, seconded by Commissioner Burke that this item be recommended for approval by the City Council. The motion carried by the following vote:

Aye: 3 - Abreo, Burke and Leis

Nay: 0

Absent: 1 - Caldwell

Recused: 1 - Steeno

3. Consideration of Site Plan Review SPR19-00011 to construct a 2,251 square foot drive-thru restaurant in conjunction with Variance VAR20-00002 to allow for a reduction in the minimum required width of the drive-thru aisle as well as a reduction in landscape coverage on 1.9 gross acres within the Service Commercial (C3) zone located on the southwest corner Bear Valley Road and I Avenue (Applicant: Poche Partners, LLC; APN: 0399-132-01, 04, 28, & 30)

Recommended Action:

It is recommended that the Planning Commission adopt Resolution Nos. PC-2020-13 and PC-2020-14, approving Site Plan Review SPR19-00011 and Variance VAR20-00002.

Sponsors: Senior Planner Ryan Leonard

Commissioner Steeno recused herself from consideration of this item

Senior Planner Ryan Leonard gave a presentation on the project.

Applicant's representative Tom Steeno spoke on behalf of the project and answered Commissioners questions.

A motion was made by Commissioner Abreo, seconded by Commissioner Burke, that this item be approved. The motion carried by the following vote:

Aye: 3 - Abreo, Burke and Leis

Nay: 0

Absent: 1 - Caldwell

Recused: 1 - Steeno

PLANNING COMMISSION COMMENTS

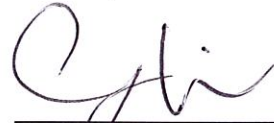
Commissioners thanked staff and commented on various items.

ADJOURNMENT

The meeting was adjourned at 7:06 until the next regular meeting on November 12, 2020



Erin Baum,
Planning Commission Secretary



Cody Leis,
Chair