

# MINUTES

## REGULAR MEETING OF THE PLANNING COMMISSION CITY OF NEEDLES, CALIFORNIA

WEDNESDAY, JANUARY 03, 2024 AT 4:00 PM

CITY COUNCIL CHAMBERS

1111 BAILEY AVENUE, NEEDLES

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**CALL TO ORDER** - Vice Chair Wright called the meeting to order at 4:02 pm

### ROLL CALL

### PRESENT

Michael Wright  
Barbara Beard  
Bob Rath  
Kevin Ostby  
Charles Dressler  
Will Bosboom

### ABSENT

None

**PLEDGE OF ALLEGIANCE** - Led by Chair Wright

### APPROVAL OF AGENDA

Commissioner Beard moved, second by Commissioner Rath to approve the agenda. Motion carried by the following vote:

Ayes: Commissioners Wright, Beard, Rath, Ostby, Dressler, and Bosboom

Noes: None

Absent: None

**CONFLICT OF INTEREST** - None

**CORRESPONDENCE** - None

**INTRODUCTIONS** - Vice Chair Wright acknowledged Council Member Pogue, City staff member Kathy Raasch, and Former Council Member Shawn Gudmundson in attendance.

### PRESENTATION

1. Selection of Chair and Vice Chair for the ensuing year of 2024

Commissioner Ostby moved, second by Commissioner Wright, to appoint Commissioner Rath as Chairman for the ensuing year of 2024. Motion carried by the following vote:

Ayes: Commissioners Wright, Beard, Rath, Ostby, Dressler, and Bosboom

Noes: None

Absent: None

Commissioner Dressler moved, second by Commissioner Beard, to re-appoint Commissioner Wright as Vice-Chairman for the ensuing year of 2024. Motion carried by the following vote:

Ayes: Commissioners Wright, Beard, Rath, Ostby, Dressler, and Bosboom

Noes: None

Absent: None

**PUBLIC APPEARANCE** -None

### PUBLIC HEARING

2. Public hearing noticed to consider all evidence and testimony for or against Planning Commission Resolution No. 01-03-2024-PC Recommending to the City Council approval of Special Use Permit, proposing a new 160-foot-high wireless telecommunication facility (monopole) for Verizon Wireless located on APN: 0660-162-07-0000 on National Old Trails Highway (Zoning Designation C-3 Highway Commercial).

City Manager Patrick Martinez reported.

Commissioners asked questions of staff and raised concern regarding lighting at the top of the tower. Considerable discussion ensued.

Applicant, Jeremy Siegel, spoke in response to questions raised by Commissioners, stating that the FAA regulates whether a light is necessary. He indicated that he would be willing to install lighting whether or not FAA requires it.

Chair Rath opened the public hearing at 4:40 pm

Public Comment - None

Applicant Comments - None

Comments in Favor - None

Comments Opposed - None

Applicant Rebuttal - None

Chair Rath closed the public hearing at 4:41 pm

Commissioners discussed lighting the tower and requested staff to add this requirement to the resolution.

Commissioner Ostby moved, second by Commissioner Beard, to approve Planning Commission Resolution No. 01-03-2024-PC approving a Special Use Permit for a new 160-foot-high wireless telecommunication facility (monopole) for Verizon Wireless located on APN: 0660-162-07-0000 on National Old Trails Highway (Zoning Designation C-3 Highway Commercial), adding the condition that lights be installed at the top of the tower. Motion carried by the following vote:

Ayes: Commissioners Wright, Beard, Rath, Ostby, Dressler, and Bosboom

Noes: None

Absent: None

## **REGULAR ITEMS**

3. Approve the Minutes of December 6, 2023.

Commissioner Beard moved, second by Commissioner Ostby, to approve the minutes of December 6, 2023 Motion carried by the following vote:

Ayes: Commissioners Wright, Beard, Rath, Ostby, Dressler, and Bosboom

Noes: None

Absent: None

## **COMMISSIONER REQUESTS**

Commissioner Wright - No requests

Commissioner Beard - Requested update on BNSF road and the status of the new Lilly Hill Booster Station. City Manager Patrick Martinez responded.

Commissioner Ostby reported the location of the road damage on Needles Highway and asked about the status of the Rt. 66 Destination project downtown. City Manager Patrick Martinez responded.

Commissioner Dressler asked about the status of installing speed limit signs on Clary Drive; and asked for an update on the Denny's building. City Manager Patrick Martinez responded.

Commissioner Bosboom reported off road vehicle tracks on the beach at Jack Smith Park and requested something be put in place where the slope is gradual at the far end of the parking lot to dissuade off road vehicle access; requested a paved wheel chair ramp for beach access.

Chair Rath asked about the status of Cannabis businesses being behind on utilities. City Manager Patrick Martinez responded.

#### **CITY MANAGER REPORT**

4. City Manager Patrick Martinez gave the City Manager's Report

#### **ADJOURNMENT**

Chair Rath asked for a motion to adjourn the meeting. Commissioner Ostby moved, second by Commissioner Beard, and carried by unanimous vote. Meeting adjourned at 5:14 pm.

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Bob Rath  
Chair

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Candace Clark, CPMC  
Assistant City Clerk