



Willows Planning Commission Action Meeting Minutes June 3, 2025

Planning Commission
Llanira Valencia, Vice Chair
Sherry Brott, Commissioner
Keith Corum, Commissioner
Cristina Ocampo, Commissioner
Robyn Nygard, Commissioner

1. CALL TO ORDER— 6:01 PM

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

Commissioners Present: Vice Chair Valencia, Commissioners Brott, Ocampo and Nygard

Commissioners Absent: Commissioner Corum

4. CHANGES TO THE AGENDA

5. PUBLIC COMMENT & CONSENT CALENDAR FORUM

Public Comment: Open 6:03PM, Close 6:03PM

a. Minutes Approval

Action: Approved the minutes of the June 3, 2025, Planning Commission Meeting.

Moved/Seconded: Commissioner Nygard/Commissioner Brott

Yes: Vice Chair Valencia, Commissioners Brott, Ocampo and Nygard

No: None

Absent: Commissioner Corum

Abstain: None

6. PUBLIC HEARING

a. Cali Love LLC/Conditional Use Permit (File# CUP-25-01)/157 N. Butte St

b. WWCRS, Inc./Conditional Use Permit (File# CUP 25-02)/130 N. Butte St

Motion to Continue Items #6a and #6b to August 5, 2025, Planning Commission Meeting.

Moved/Seconded: Commissioner Brott/Commissioner Ocampo

Yes: Vice Chair Valencia, Commissioners Brott, Ocampo and Nygard

No: None

Absent: Commissioner Corum

Abstain: None

Vice Chair Valencia made a motion to pause the meeting due to technical issues.

Moved/Seconded: Commissioner Brott/Commissioner Nygard

Yes: Vice Chair Valencia, Commissioners Brott, Ocampo and Nygard

No: None

Absent: Commissioner Corum

Abstain: None

The meeting was adjourned at 6:08PM

The meeting reconvened at 6:09PM

c. **Ionna EV/Design Review (File# DR-25-04)/246 N Humboldt Ave**

Action: Adopted Resolution 10-2025 granting the design review approval of a new Electric (EV) Charging Station for the property located at 246 N Humboldt Avenue, Assessor's Parcel Number 001-041-024 within the Highway Commercial Zone.

Moved/Seconded: Commissioner Brott/Commissioner Nygard

Yes: Vice Chair Valencia, Commissioners Brott, Ocampo and Nygard

No: None

Absent: Commissioner Corum

Abstain: None

7. **DISCUSSION & ACTION CALENDAR**

a. **Election of Chair and Vice Chair**

Action: Accepted nominations and elected a Chair and Vice Chair to preside over the Planning Commission for the remainder of the 2025 calendar year.

Vice Chair Valencia nominated Commissioner Brott as Chair

Moved/Seconded: Vice Chair Valencia/Commissioner Nygard

Yes: Vice Chair Valencia, Commissioners Brott, Ocampo and Nygard

No: None

Absent: Commissioner Corum

Abstain: None

Commissioner Brott nominated Keth Corum as Vice Chair

Moved/Seconded: Vice Chair Brott/Commissioner Nygard

Yes: Vice Chair Valencia, Commissioners Brott, Ocampo and Nygard

No: None

Absent: Commissioner Corum

Abstain: None

8. COMMENTS & REPORTS

a. Commission Comments & Reports

- i. Commissioner Brott welcomed Commissioner Nygard to the Planning Commission.

b. Staff Comments & Reports

- i. Staff reminded the Commission that the Cannabis Conditional Use Permits have been continued to the August 5, 2025, Planning Commission meeting. Staff advised the Commission that a Hotel Expansion Design Review is pending for August 5, 2025. Additionally, staff noted that a Wayfaring sign item will be brought before the Commission for review prior to being forwarded to the City Council for discussion and action.

7. ADJOURNMENT – 8:19 PM

Karleen Price, City Clerk