

**City of Gilroy  
Planning Commission  
Minutes  
Thursday, April 2, 2026 | 6:00 PM**

**1. OPENING**

The meeting was called to order by the 2025 Chair, Manny Bhandal, at 6:00 PM.

**2. PLEDGE OF ALLEGIANCE**

2025 Chair, Manny Bhandal, led the Pledge of Allegiance.

**3. REPORT ON POSTING THE AGENDA AND ROLL CALL**

The agenda was posted on Thursday, March 26, 2026 at 4:49 p.m.

<b>Attendance</b>	<b>Attendee Name</b>
Present	Commissioner Patricia Bentson Commissioner Manny Bhandal Commissioner Brian Dauenhauer Commissioner Stefanie Elle Commissioner Payman Khodabandeh Commissioner Martha Martinez Commissioner Monica Valdez

**4. ELECT CHAIR AND VICE CHAIR FOR 2026**

**Motion**

Elect Commissioner Bhandal as the 2026 Planning Commission Chair.

**RESULT:**       **Passed**

**MOVER:**       Commissioner Stefanie Elle

**SECONDER:**   Commissioner Brian Dauenhauer

**AYES:**       Commissioner Patricia Bentson, Commissioner Manny Bhandal,  
Commissioner Brian Dauenhauer, Commissioner Stefanie Elle,  
Commissioner Payman Khodabandeh, Commissioner Martha Martinez,  
Commissioner Monica Valdez

**NAYS:**       None

**ABSENT:**      None

**Motion**

Elect Commissioner Elle as the 2026 Planning Commission Vice Chair.

**RESULT:**       **Passed**

**MOVER:**       Commissioner Patricia Bentson

**SECONDER:**   Commissioner Monica Valdez

**AYES:**       Commissioner Patricia Bentson, Commissioner Manny Bhandal,  
Commissioner Brian Dauenhauer, Commissioner Stefanie Elle,  
Commissioner Payman Khodabandeh, Commissioner Martha Martinez,

Commissioner Monica Valdez

**ABSENT:** None

## 5. PUBLIC COMMENTS

Chair Bhandal opened public comment for items not on the agenda.

There being no speakers, Chair Bhandal closed public comment.

## 6. CONSENT AGENDA

### 1. November 6, 2025 Planning Commission Meeting Minutes

#### **Motion**

Approve the consent agenda.

**RESULT:** **Passed**

**MOVER:** Chair Manny Bhandal

**SECONDER:** Commissioner Brian Dauenhauer

**AYES:** Commissioner Patricia Bentson, Commissioner Brian Dauenhauer, Commissioner Payman Khodabandeh, Commissioner Martha Martinez, Commissioner Monica Valdez, Vice Chair Stefanie Elle, Chair Manny Bhandal

**NAYS:** None

**ABSENT:** None

## 7. PUBLIC HEARINGS

### 1. Variance 26-01, Architectural and Site Review AS 24-07, and Tentative Map TM 24-01 for the construction of 42 Townhomes located at 95 Howson Street.

Planner I, Vanessa Sanchez, provided a report and presentation.

Chair Bhandal opened public comment.

Joan Lewis - complimented the proposed project.

With no further speakers, Chair Bhandal closed public comment.

#### **Motion**

Recommend that the City Council determine this project is exempt from further environmental review pursuant to State CEQA Guidelines Section 15332 (Class 32).

**RESULT:** **Passed**

**MOVER:** Chair Manny Bhandal

**SECONDER:** Vice Chair Stefanie Elle

**AYES:** Commissioner Patricia Bentson, Commissioner Brian Dauenhauer, Commissioner Payman Khodabandeh, Commissioner Martha Martinez, Commissioner Monica Valdez, Vice Chair Stefanie Elle, Chair Manny Bhandal

**NAYS:** None

**ABSENT:** None

**Motion**

Recommend that the Planning Commission adopt a resolution approving Variance Permit V 26-01, subject to the findings and conditions provided in the draft resolution.

**RESULT:** **Passed**

**MOVER:** Vice Chair Stefanie Elle

**SECONDER:** Commissioner Martha Martinez

**AYES:** Commissioner Patricia Bentson, Commissioner Brian Dauenhauer, Commissioner Payman Khodabandeh, Commissioner Martha Martinez, Commissioner Monica Valdez, Vice Chair Stefanie Elle, Chair Manny Bhandal

**ABSENT:** None

**Motion**

Recommend that the City Council adopt a resolution approving Architectural and Site Review Permit AS 24-07, subject to the findings and conditions provided in the draft resolution, with the amendment that an alternative tree species to the Chinese Pistache is selected.

**RESULT:** **Passed**

**MOVER:** Chair Manny Bhandal

**SECONDER:** Commissioner Brian Dauenhauer

**AYES:** Commissioner Patricia Bentson, Commissioner Brian Dauenhauer, Commissioner Payman Khodabandeh, Commissioner Martha Martinez, Commissioner Monica Valdez, Vice Chair Stefanie Elle, Chair Manny Bhandal

**ABSENT:** None

**Motion**

Recommend that the City Council adopt a resolution approving Vesting Tentative Map TM 24-01, subject to the findings and conditions outlined in the draft resolution.

**RESULT:** **Passed**

**MOVER:** Commissioner Patricia Bentson

**SECONDER:** Commissioner Monica Valdez

**AYES:** Commissioner Patricia Bentson, Commissioner Brian Dauenhauer, Commissioner Payman Khodabandeh, Commissioner Martha Martinez, Commissioner Monica Valdez, Vice Chair Stefanie Elle, Chair Manny Bhandal

**ABSENT:** None

**8. NEW BUSINESS**

None.

**9. INFORMATIONAL ITEMS**

**1. Planning Division Staff Approvals**

Two staff-level architectural and site review approvals have been issued since the last report provided to the Planning Commission at its November 6, 2025 meeting.

**10. PLANNING DIVISION REPORT**

Commissioner Martinez reported on her experience attending the Planning Commissioners Academy.

**11. ASSISTANT CITY ATTORNEY REPORT**

No report.

**12. ADJOURNMENT**

Chair Bhandal adjourned the meeting at 6:43 p.m.