



PLANNING COMMISSION AGENDA

Room 301, Hall of Records
2281 Tulare Street
Northwest Corner of Tulare & M
Fresno, CA 93721-2198

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Web Site: <https://www.fresnocountyca.gov/PlanningCommission>

ACTION SUMMARY October 26, 2023

8:45 a.m. - CALL TO ORDER

INTRODUCTION

Explanation of the REGULAR AGENDA process and mandatory procedural requirements. Staff Reports are available on the table near the room entrance. Reports and presentations are also available on the County Website at: <https://www.fresnocountyca.gov/PlanningCommission>.

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT: Commissioners Abrahamian, Arabian, Carver, Chatha, Quist, Woolf and Zante

ABSENT: Commissioner Ewell and Hill

CONSENT AGENDA

Items listed under the Consent Agenda are considered to be routine in nature and not likely to require discussion. Prior to action by the Commission, the public will be given an opportunity to comment on any consent item. The Commission may remove any item from the Consent Agenda for discussion.

1. ACTION: **APPROVED**

UNCLASSIFIED CONDITIONAL USER PERMIT NO. 3679 – FIRST ONE YEAR TIME EXTENSION filed by **WTE RIVERDATE, LLC**. proposing to grant a first one-year time extension to exercise Unclassified Conditional Use Permit No. 3679 which allows the construction of a dairy digester facility and allow connection to an existing pipeline to deliver renewable natural gas. The dairy digester facility will be located on a 613.07-acre parcel in the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District. The pipeline will span approximately 2 miles west of the dairy digester facility to connect with an existing California Energy Exchange pipeline. The project site is located on the north side of W. Kamm Avenue and is approximately 2.01 miles west of its nearest intersection with S. Jameson Avenue and is approximately 8 miles southeast of the City of San Joaquin (12840 W. Kamm Avenue, Helm, CA) (Sup. Dist. 4) (APN 041-060-60S, 041-060-23S, 040-090-05S).

-Contact Person Alyce Alvarez (559) 600-9669 Email: alyalvarez@fresnocountyca.gov

-Staff Report Included

-Individual Noticing

REGULAR AGENDA

1. **PUBLIC PRESENTATIONS** (This portion of the meeting is reserved for persons desiring to address the Planning Commission on any matter within the Commission's jurisdiction and not on this Agenda.)
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2. ACTION: **APPROVED**

DIRECTOR REVIEW AND APPROVAL NO. 4720 and **INITIAL STUDY NO. 8319** file by **DONAL MIRANDA** proposing to appeal the of Approval of Directors Review and Approval to allow maintenance and storage of trucks and trailers that transport only agricultural products, supplies and equipment on a 5.02-acre parcel located within the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District. The subject parcel is located on the south side of S. Brawley Ave., approximately 927 feet south of W. Church Ave., 0.9 miles west of the City of Fresno. (APN: 327-120-64) (1594 S. Brawley Ave.) (Sup. Dist. 1).

-Contact Person Elliot Racusin (559) 600-4245 Email: eracusin@fresnocountyca.gov

-Staff Report Included

-Individual Noticing

3. ACTION: **DENIED**

VARIANCE NO. 4145 and **ENVIRONMENTAL REVIEW NO. 8342** filed by **NICK SAHOTA, CVEAS** proposing to allow the creation of a 2-acre parcel from an existing 16.30-acre parcel in the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District. The subject parcel is located east side of S. Fowler Avenue, 615-feet south of E. Rose Avenue, approximately 2.60 miles west from the nearest city limits of the City of Selma (APN: 385-031-69) (11624 S. Fowler Ave.) (Sup. Dist. 4).

-Contact Person Elliot Racusin (559) 600-4245 Email: eracusin@fresnocountyca.gov

-Staff Report Included

-Individual Noticing

4. **INFORMATION/DISCUSSION ITEM:**

Report from staff on prior Agenda Items, status of upcoming Agenda, and miscellaneous matters.

-Contact person, David Randall (559) 600-4052, email: drandall@fresnocountyca.gov