



# PLANNING COMMISSION AGENDA

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

Contact: Planning Commission Clerk  
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Web Site: <http://www.co.fresno.ca.us/PlanningCommission>

## AGENDA January 10, 2019

### 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.

#### PLEDGE OF ALLEGIANCE

#### ROLL CALL

#### ELECTION OF OFFICERS (Chairman and Vice Chairman for 2019)

#### 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.

There are no consent agenda items for this hearing.

#### 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.)
2. **INITIAL STUDY APPLICATION NO. 7471** and **UNCLASSIFIED CONDITIONAL USE PERMIT APPLICATION NO. 3616** filed by **VERIZON WIRELESS** proposing to allow an unmanned telecommunications facility consisting of a 70-foot-tall wireless communication tower (monopine design) with related facilities on an approximately 900 square-foot portion of a 5.03-acre parcel in the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District. The project site is located on the southeast corner of N. Willow and E. International Avenues approximately 175 feet west of the nearest city limits of the City of Fresno (3237 E. International Avenue, Clovis) (SUP. DIST. 5) (APN 580-071-26). Adopt the Mitigated Negative Declaration prepared for Initial Study Application No. 7471, and take action on Unclassified Conditional Use Permit Application No. 3616 with Findings and Conditions.

-Contact person, Ejaz Ahmad (559) 600-4204, email: [eahmad@fresnocountyca.gov](mailto:eahmad@fresnocountyca.gov)

-Staff Report Included

-Individual Noticing

3. **VARIANCE APPLICATION NO. 4056** filed by **JAMES PELLEGRINI**, proposing to allow the creation of a 2.5-acre parcel and a 27.32-acre parcel from a 29.82-acre parcel in the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District, and waive the required road frontage for the 2.5-acre parcel. The project site is located on the north side of McKinley Avenue 325 feet east of its intersection with Newmark Avenue, approximately 3.3 miles northeast of the nearest city limits of the City of Sanger (14600 E. McKinley Avenue) (SUP. DIST. 5) (APN 309-070-42, -43).

-Contact person, Danielle Crider (559) 600-9669, email: [dacrider@fresnocountyca.gov](mailto:dacrider@fresnocountyca.gov).

-Staff Report Included

-Individual Noticing

4. **GENERAL PLAN CONFORMITY APPLICATION (GPC)** filed by **CLOVIS UNIFIED SCHOOL DISTRICT**, proposing to acquire approximately 22 acres of property for a new elementary school site (with related facilities) in the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District. The proposed site is located on the northeast corner of North Fowler Avenue and the East McKinley Avenue Alignment, approximately 1,600 feet east of the nearest city limits of the City of Fresno (SUP. DIST. 5) (APN 310-041-15 and 17).

-Contact person, Marianne Mollring (559) 600-4569, email: [mmollring@fresnocountyca.gov](mailto:mmollring@fresnocountyca.gov)

-Staff Report Included

-Individual Noticing

5. **INFORMATION/DISCUSSION ITEM:**

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

-Contact person, Marianne Mollring (559) 600-4569, email: [mmollring@fresnocountyca.gov](mailto:mmollring@fresnocountyca.gov)

Requests for disability-related modification or accommodation reasonably necessary in order to participate in the meeting must be made to Suzie Novak, Planning Commission Clerk, by calling (559) 600-4497 or email [knovak@fresnocountyca.gov](mailto:knovak@fresnocountyca.gov), no later than the Monday preceding the meeting by 9:00 a.m.