



PLANNING COMMISSION AGENDA

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

Contact: Planning Commission Clerk
Phone: (559) 600-4497
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Web Site: <http://www.co.fresno.ca.us/PlanningCommission>

ACTION SUMMARY March 7, 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:

PRESENT: Commissioners Abrahamian, Burgess, Chatha, Delahay, Ede, Eubanks, Hill, Lawson and Vallis

ABSENT: None

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 were 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. 7543** and **AMENDMENT APPLICATION NO. 3835** filed by **JOHN J. SHIELDS** on behalf of **ARLAN J. & EILEEN HAROLDSEN**, proposing to rezone a five-acre parcel from the RR (Rural Residential) Zone District to a C-6(c) (General Commercial, Conditional) Zone District limited to variety stores, automobile parts sales (new) and hardware stores. The project site is located on the south side of State Route (SR) 180 approximately 2,540 feet east of its intersection with George Smith Road within the unincorporated community of Squaw Valley (Sup. Dist. 5) (APN 185-450-14). Adopt the Mitigated Negative Declaration prepared for Initial Study Application No. 7543, and take action on Amendment Application No. 3835 with Findings and Conditions.

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

-Staff Report Included

-Individual Noticing

ACTION: RECOMMEND APPROVAL

3. **INITIAL STUDY APPLICATION NO. 7402** and **AMENDMENT APPLICATION NO. 3827** filed by **XIN LING LAO** on behalf of **CENTRAL VALLEY MEDICAL SERVICES, LLC**, proposing to rezone a 1.00-acre parcel from the R-2 (Low-Density Multiple-Family Residential, 6,600 square-foot minimum parcel size) Zone District to the R-P(c) (Residential and Professional Office, Conditional) Zone District limited to existing residential buildings; one-family, two-family or multiple-family dwellings; ground floor only medical, dental, or professional office; and signs. The project site is located on the south side of Shaw Avenue on the southeast corner of its intersection with Third Street, in the unincorporated community of Biola (SUP. DIST. 1) (APN 016-480-30). Adopt the Mitigated Negative Declaration prepared for Initial Study Application No. 7402, and take action on Amendment Application No. 3827 with Findings and Conditions.

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

-Staff Report Included

-Individual Noticing

ACTION: RECOMMEND APPROVAL

4. **GENERAL PLAN CONFORMITY APPLICATION (GPC)** filed by **CLOVIS UNIFIED SCHOOL DISTRICT**, proposing to acquire approximately 22.7 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 at the southeast corner of North Minnewawa Avenue and East International Avenue, approximately 1.25 miles north of the nearest city limits of the City of Clovis (SUP. DIST. 5) (APN 580-080-16S).

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

-Staff Report Included

-Individual Noticing

ACTION: FOUND IN CONFORMANCE

5. **GENERAL PLAN CONFORMITY APPLICATION (GPC)** filed by **FOWLER UNIFIED SCHOOL DISTRICT**, proposing to acquire approximately 3 acres of property to expand the District's Marshall Elementary School campus (with related facilities) in the AL-20 (Limited Agricultural, 20-acre minimum parcel size) Zone District. The proposed site is located on the west side of South Armstrong Avenue, 770 feet north of East Adams Avenue, adjacent to the city limits of the City of Fowler at the southern property line (SUP. DIST. 4) (APN 340-130-09).

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

-Staff Report Included

-Individual Noticing

ACTION: FOUND IN CONFORMANCE

6. **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

ACTION: REPORT GIVEN

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, no later than the Monday preceding the meeting by 9:00 a.m.

MM:ksn

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