



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 April 14, 2022

PROGRAM ACCESSIBILITY AND ACCOMMODATIONS: The Americans with Disabilities Act (ADA) Title II covers the programs, services, activities and facilities owned or operated by state and local governments like the County of Fresno ("County"). Further, the County promotes equality of opportunity and full participation by all persons, including persons with disabilities. Towards this end, the County works to ensure that it provides meaningful access to people with disabilities to every program, service, benefit, and activity, when viewed in its entirety. Similarly, the County also works to ensure that its operated or owned facilities that are open to the public provide meaningful access to people with disabilities.

To help ensure this meaningful access, the County will reasonably modify policies/procedures and provide auxiliary aids/services to persons with disabilities. If, as an attendee or participant at the meeting, you need additional accommodations such as an American Sign Language (ASL) interpreter, an assistive listening device, large print material, electronic materials, Braille materials, or taped materials, please contact the Current Planning staff as soon as possible during office hours at (559) 600-4230 or at jpotthast@fresnocountyca.gov. Reasonable requests made at least 48 hours in advance of the meeting will help to ensure accessibility to this meeting. Later requests will be accommodated to the extent reasonably feasible.

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: <http://www.co.fresno.ca.us/PlanningCommission>.

PLEDGE OF ALLEGIANCE

ROLL CALL

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. **TENTATIVE TRACT MAP NO. 5991 – TIME EXTENSION NO. 3** filed by **CHRISTINE LINGENFELTER** proposing to grant a third one-year time extension to exercise Tentative Tract Map No. 5991, which authorized a 68-lot planned residential development in the R-1-C (Single-Family Residential, 9,000 square-foot minimum parcel size) Zone District. The subject property is located on the north side of Shaver Forest Road, approximately 530 feet northeast of its intersection with State Route 168 (Tollhouse Road), within the unincorporated community of Shaver Lake (APN: 130-031-39) (Sup. Dist. 5).

NOTE: The sole purpose of the public hearing is to address the time extension request.

-Contact person, Elliot Racusin (559) 600-4245, email: eracusin@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.)

2. **INITIAL STUDY NO. 8011 and DIRECTOR REVIEW AND APPROVAL APPLICATION NO. 4650** filed by **CHRIS KAHKEJIAN** proposing to allow for the sale of automobiles, powersports and recreational boats on a 1.74-acre parcel within the C-4 (Central Trading District) Zone District. Section 836.2.B of Fresno County Zoning Ordinance allows for "automobile sales with incidental sales and services (any repair and service shall be conducted within a completely enclosed building) including the sale of trucks not to exceed three (3) tons factory rating" subject to a Directors Review and Approval. The project site is located on the southwest corner of Clovis Avenue and Ramona Avenue, adjacent to the City of Clovis to the west (APN: 494-042-08) (3777 N. Clovis Ave.) (Sup. Dist. 5).

-Contact person, Elliot Racusin (559) 600-4245, email: eracusin@fresnocountyca.gov

-Staff Report Included

-Individual Noticing

3. **INITIAL STUDY NO. 8044 and UNCLASSIFIED CONDITIONAL USE PERMIT APPLICATION NO. 3708 (AMENDING CUP 3639)** filed by **JACOB REDELFS (BLAIR CHURCH & FLYNN)** proposing to allow the expansion of an existing Southern California Edison Service Center's laydown yard with the construction of a new gated access driveway connecting to Dinkey Creek Road. The project will also include the installation of a 1,440 Square-foot mobile office trailer, within the approximately 2.94-acre laydown yard, on the existing 357.80-acre subject parcel, in the RC-40 (Recreational, 40-acre minimum parcel size) Zone District. The project site is located on the north side of Dinkey Creek Road, approximately one-quarter mile east of State Route 168 (Tollhouse Road), within the unincorporated community of Shaver Lake (APN: 120-260-10U) (41694 Dinkey Creek Road) (Sup. Dist. 5).

-Contact person, Jeremy Shaw (559) 600-4207, email: jshaw@fresnocountyca.gov

-Staff Report Included

-Individual Noticing

4. **INITIAL STUDY NO. 7948 and UNCLASSIFIED CONDITIONAL USE PERMIT APPLICATION NO. 3692** filed by **SCI FRESNO MEMORIAL GARDENS** proposing to Amend Special Use Permit No. 270 to allow the construction and operation of a new funeral home facility consisting of a 15,000 square foot building with related offices west of the existing cemetery on a 1.5-acre parcel in the C-40 (Exclusive Agricultural) Zone District. The project site is located on the southeast corner of Whitebridge Ave. (State Route 180) and S. Fernwood, approximately one mile west of the City of Fresno (APN: 326-030-81S, 07S, & 10) (175 S. Cornelia Avenue) (Sup. Dist. 1).

CANCELLED

-Contact Person, Jeremy Shaw (559) 600-4207, email: jshaw@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, David Randall (559) 600-4052, email: drandall@fresnocountyca.gov

DR:jp

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