

# 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) 600-4230 Email: <u>jpotthast@fresnocountyca.gov</u> Call Toll Free: 1-800-742-1011 – Ext. 04230

Web Site: http://www.co.fresno.ca.us/PlanningCommission

## ACTION SUMMARY June 9, 2022

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

#### PLEDGE OF ALLEGIANCE

#### ROLL CALL

PRESENT: Commissioners Abrahamian, Arabian, Carver, Chatha, Ewell, Hill, Woolf, Zante

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 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. CLASSIFIED CONDITITIONAL USE PERMINT APPLICATION NO. 3725 and INITIAL STUDY NO. 8152 filed by DANIEL MOSTO proposing to allow a solid waste processing facility (reconditioning and refurbishing of bulk containers and drums) on a 2.16-acre parcel within the M-3 (Heavy Industrial) Zone District. The subject parcel is located on the south side of E. Jensen Ave., 190 feet east of S Maple Ave., contagious to the city limits of the City of Fresno to the north (APNs: 487-070-45 & 46) (4646 E. Jensen Ave.) (Sup. Dist. 3).

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

-Staff Report Included

-Individual Noticing

ACTION: APPROVED

## 3. CLASSIFIED VARIANCE APPLICATION NO. 4123 filed by DAVID HORN proposing to

create a 13.45-acre parcel from two parcels, a 22.98- acre parcel and a 27.1-acre parcel and d fro (Rura reisi wit h the R ae (a ied al∕ r<del>eside</del>nt p s locate on the Ε. Г The sub himum par ide "Ce and/Pet Ave, a y 1.77 f thg lan A roxima les eas чe mits CIS В 2E nè Citv 13 16 Sanger CA 93657) (Sup. Dist. 5).

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

-Staff Report Included

-Individual Noticing

ACTION: CANCELLED

4. **VARIANCE APPLICATION NO. 4118** filed by **JENNA CHILINGERIAN** proposing to waive road frontage and minimum lot requirement in the AE-20 (Exclusive Agricultural 20-acre minimum parcel size) Zone District to allow for the creation of two parcels: Parcel A (1.19-acres) and Parcel B (1.13-acre) from the existing 2.32-acre parcel. The subject parcel is located on the west side of N. Minnewawa Avenue 850 feet south of E. Copper Avenue approximately 0.9 miles east from the City of Clovis (APN: 580-050-28) (10801 N. Minnewawa Avenue) (Sup. Dist. 1).

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

-Staff Report Included

-Individual Noticing

ACTION: DENIED

5. VARIANCE APPLICATION NO. 4115 filed by RONALD SILVA proposing to allow a waiver of the minimum lot size requirement into three lots and a minor variance to reduce the width of parcel A (2.25-acre) and parcel C (2.25-acre) by 6% from the development plans for parcel B (2.7-acre) and allow for a mapping procedure for the creation of three parcels from an existing 7.18-acre parcel in the AL-20 (Limited Agricultural, 20-acre minimum parcel size) Zone District. The subject parcel is located on the south side of E. Behymer Avenue 1,000 feet east of N. Sunnyside Avenue, approximately 0.43 miles southwest of the City of Clovis (APN: 557-011-63) (5187 E. Behymer Ave.) (Sup. Dist. 5).

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

-Staff Report Included

-Individual Noticing

ACTION: APPROVED

6. UNCLASSIFIED CONDITIONAL USE PERMIT APPLICATION NO. 3723 and INITIAL STUDY NO. 8148 filed by JAMES AND LOUELLA BRATTON proposing to allow a highintensity park with related improvements for weddings, receptions, birthdays, anniversaries, and company parties on an approximately 10-acre portion of three parcels totaling 57.91 acres in size in the R-R(c) (Rural Residential, 2- acre minimum parcel size, Conditional) Zone District. The project is located on the north side of Auberry Road, approximately 5.3 miles northeast of its intersection with E. Copper Avenue and 3.1 miles southeast of the unincorporated community of Friant (APN: 300-370-23, 24 & 25) (16399 Auberry Road, Clovis) (Sup. Dist. 5).

-Contact person, Marissa Parker (559) 600-9669, email: <u>mparker@fresnocountyca.gov</u>

-Staff Report Included

-Individual Noticing

ACTION: APPROVED

7. **TENTATIVE TRACT MAP APPLICATION NO. 6334** and **INITIAL STUDY NO. 7905** filed by **EDWARD BARTON** proposing to allow the creation of a nine-lot subdivision from a 19.76-acre part and ease the contract of the creation of

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

-Staff Report Included -Individual Noticing

ACTION: CANCELLED

8. UNCLASSIFIED CONDITIONAL USE PERMIT APPLICATION NO. 3719 filed by ERIC TE VELDE proposing to amend Unclassified CUP 3642 to allow the expansion of a previously approved biomethane clean-up facility to include the installation and operation of a biomethane reception facility, which will accept biomethane gas transported by tube trailer from off-site dairy digesters, in conjunction with an existing natural gas pipeline injection operation, on an approximately 14,000 squarefoot portion of an existing 508.93-acre parcel occupied by the Open Sky Dairy, in the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District. The project site is located on the west side of Elkhorn Grade approximately 0.6 of one-mile southwest of its intersection with W. Elkhorn Avenue, and approximately 5.25 miles northwest of the unincorporated community of Lanare (APN: 050-170-48S) (12103 Elkhorn Avenue) (Sup. Dist. 1).

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

-Staff Report Included

-Individual Noticing

ACTION: APPROVED

### 9. 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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