City of FRESNO

DISTRICT 7 PLAN IMPLEMENTATION COMMITTEE

MEETING

MONDAY, May 9, 2011 -- 4:00 P.M.

Manchester Center Suite 254 1901 E Shields Ave Fresno, CA 93726

AGENDA

1. ROLL CALL

2. APPROVAL OF AGENDA AND MINUTES

a. Approval of agenda for May 9, 2011
b. Approval of the minutes from April 11, 2011

3. PROJECT REVIEW – CONTINUED ITEMS

4. PROJECT REVIEW – NEW ITEMS

a.

Conditional Use Permit Application No. C-11-061 was filed by Ron Silva, on behalf of Juan Flores of Nelly's Towing and Auto Repair, and pertains to 0.68 acre of property located on the southwest corner of North Maple and East Turner Avenues. The applicant requests authorization to establish a vehicle towing and automobile repair service, in an existing 15,300 square-foot warehouse building (formerly Fresno Tile Center). The property is zoned M-1 *(Light Manufacturing).*

b.

Plan Amendment Application No. A-11-004, Rezone Application No. R-11-004, and Conditional Use Permit Application No. C-11-058 were filed by Jeff Cazaly, on behalf of Marstel Investments, and pertain to 1.86 acres of property located on the west side of North Maroa Avenue south of West Barstow Avenue.
Plan Amendment Application No. A-11-004 proposes to amend the 2025 Fresno General Plan and Bullard Community Plan from the medium-low density residential planned land use designation to the medium-high density residential land use designation.
Rezone Application No. R-11-004 proposes to reclassify the property from the R-1-B *(Single Family Residential, minimum 12,500 square foot lot size)* zone district to the R-2 *(Low Density Multiple Family Residential)* zone district.
Conditional Use Permit Application No. C-11-058 proposes a gated residential community with private streets and modified property development standards.

5. COMMITTEE COMMENTS

6. PUBLIC COMMENTS

7. UNSCHEDULED MATTERS

Unscheduled matters are items added to the agenda without the required 72-hour legal notice requirement. These items may be discussed but official action may not be taken until legal notices are given as required by law.

8. ADJOURNMENT