

**CITY OF FRESNO**  
**NOTICE OF PUBLIC HEARING**  
**FOR THE FRESNO SOUTHEAST WALMART EXPANSION PROJECT**

NOTICE IS HEREBY GIVEN that the Fresno City Council, in accordance with Sections 65090 and 65091 (Planning and Zoning Law) of the Government Code, Public Resources Code Section 21151(c) and in accordance with the procedures of Articles 4 and 6, Chapter 12, of the Fresno Municipal Code, will conduct a public hearing to consider applications pertaining to approximately 25 acres located on the northeast corner of East Kings Canyon Road and South Adler Avenue, City and County of Fresno.

The City Council will consider the following:

1. **RESOLUTION** - Certifying Final Environmental Impact Report (EIR) No. 10138 (SCH No. 2007091064), for the Walmart Expansion Project; and:
  - a. Adopting Findings of Fact as required by Public Resources Code section 21081(a) and CEQA Guidelines, section 15091; and
  - b. Approving a Mitigation Monitoring Program as required by Public Resources Code sec. 21081.6 and CEQA Guidelines sec. 15097; and
  - c. Adopting the Statement of Overriding Considerations as required by Public Resources Code, section 21081(b) and CEQA Guidelines, section 15093.
2. **RESOLUTION** – Approving Conditional Use Permit Application No. C-04-018, which consists of the following two main development phases: ) Expansion and remodeling of the existing Walmart store and parking area which consists of expanding from a developed area of 15.2 acres to a developed area of 19.2 acres and expanding the existing 131,164 square-foot Walmart store by 43,113 square feet, increasing the total floor area to 174,277square feet; and 2) Development of 5.7 acres of vacant land in the southwest portion of the project site with four retail buildings and two restaurants that will total 34,800 square feet in area. A conditional use permit is required because the applicant proposes the sale of packaged alcoholic beverages (Type 21 for off-site consumption) at Walmart and a drive-through restaurant on one of the outlots. The site plan review required for the proposed new buildings and building expansion is being reviewed as part of this conditional use permit application.
3. **ORDINANCE BILL** – Approving Rezone Application No. R-04-011, which proposes to remove the conditional zoning from the project site in recognition that the conditions of the previous zone changes on the site have been satisfied in conjunction with the development of the existing Walmart store. The application will rezone the easterly portion of the project site from C-2/BA-20/cz (*Community Shopping Center, 20-Foot Boulevard Area Overlay/conditions of zoning*) district to C-2/BA-20 district, the westerly portion of the project site from the C-2/BA-15/cz district to the C-2/BA-20 district, and a small (0.13-acre) triangular area at the northwest corner of the project site from the C-P/cz (*Professional and Administrative Office/conditions of zoning*) district to the C-2/BA-20 zone district.

**FRESNO CITY COUNCIL**

Date: June 23, 2011  
Time: 9:15 am., or thereafter  
Place: City Hall Council Chamber, 2<sup>nd</sup>, floor, 2600 Fresno Street, Fresno, CA

Any interested person may appear at the public hearing and present testimony regarding this matter. If you challenge any of the above applications in court, you may be limited to raising only those issues, you, or someone else, raised at the public hearing described in this notice, or in written correspondence delivered to the City Council at, or prior to, the public hearing. The City Council's action on the Conditional Use Permit, rezone application and certification of the EIR is final. For additional information, contact Bonique Emerson, Development and Resource Management Department, City Hall, 2600 Fresno Street, Fresno, California 93721-3604, by telephone at (559) 621-8024, or via e-mail at [Bonique.Emerson@fresno.gov](mailto:Bonique.Emerson@fresno.gov).

Copies of the Final Environmental Impact Report are available for review at the following locations:

1. City of Fresno Development & Resource Management Dept, 2600 Fresno Street, Third Floor, Fresno CA 93721
2. Fresno County Free Library, Central Reference, 2420 Mariposa Street, Fresno, CA 93721
3. Sunnyside Regional Library, 5566 East Kings Canyon Road, Fresno, CA 93727-4526
4. The document is also available for public review on the City's website at the link below:

<http://www.fresno.gov/Government/DepartmentDirectory/PlanningandDevelopment/Planning/MajorProjectsunderReview.htm>

The staff report will also be available on Friday the 17<sup>th</sup> by 5pm on the City Clerk's website (link below). Click on the correct agenda and then click on the item in the agenda to open the staff report.

<http://www.fresno.gov/Government/CityClerk/CityCouncilAgendasMinutes/Default.htm>

Please send your comments to Bonique Emerson at the address or e-mail listed above. **Para información en español contacte Sophia Pagoulatos por teléfono en (559) 621-8062.**