

**District Three Plan Implementation Committee
Special Meeting Agenda**

Monday February 22, 2016

Fresno City Hall, Meeting Room 2060 5:30 pm

1. Call to Order/Roll Call
2. Approval of the Minutes: January 25, 2016 (Special Meeting)
- to be provided at meeting
3. Review of Projects
Provide Comments to the City of Fresno DRAFT Housing Element
General Plan Amendment (A-16-001)

PROJECT DESCRIPTION AND LOCATION:

Resubmittal of Conditional Use Permit Application No. C-14-154 was filed by Matthew Van Allen, on behalf of Opportunities for Learning, and pertains to ±1.16 acres of property located on the northwesterly side of E Street, adjacent to the northeasterly side of State Highway 99, between Stanislaus and El Dorado Streets in downtown Fresno. The applicant requests authorization to establish a public charter school in 4,000 square feet of space in an existing building. The school, Opportunities for Learning, is an independent study learning center serving students in grades 7 through 12 who will be attending school for two 1.5-hour appointments per week. The school will be open Monday through Friday from 8 a.m. to 5 p.m., closed for lunch from 12 p.m. to 1 p.m., and closed most Saturdays and all Sundays. The property is zoned M-1 (*Light Manufacturing*).

APN: 465-121-19

ZONING: M-1

ADDRESS: 1603 E Street

PROJECT DESCRIPTION AND LOCATION:

Conditional Use Permit Application No. C-15-190-ABCUP was filed by Trelawny Bruce of Splash Bar, Inc., and pertains to ±0.41 acre of property located on the southwest corner of North Broadway and East Olive Avenues in Fresno's historic Tower District. The applicant requests authorization to establish a State of California Alcoholic Beverage Control Type 48 alcohol license (Bar, Night Club – sale of beer, wine, and distilled spirits for consumption on the licensed premises) within an existing building and operate a night club with dancing. The property is zoned C-6 (*Heavy Commercial*).

APN: 452-031-03, 04

ZONING: C-6

SITE ADDRESS: 644 East Olive Avenue

PROJECT DESCRIPTION AND LOCATION:

Site Plan Review Application No. S-15-066-ABC was filed by Abdul Baker and pertains to 0.25 acre of property located on the northwesterly corner of Kern Street and Van Ness Avenue in downtown Fresno. The applicant proposes a neighborhood bistro-type bar, "2039 Lounge," serving beverages and food from 11 a.m. to 2 a.m. daily, and downtown event hall for banquets, "2035 Banquet Hall," that proposes to be a dry establishment--no alcoholic beverages sold or consumed. Both businesses are proposed to be located in existing areas in the same downtown building. The applicant also requests authorization to establish a State of California Alcoholic Beverage Control alcohol license Type 48 (*On Sale General – Public Premises: Bar, Night Club – sale of beer, wine, and distilled spirits for consumption on the premises where sold*). The property is zoned C-4 (*Central Trading*).

APN: 468-254-06

ZONING: C-4

ADDRESS: 2035 and 2039 Kern Street

PROJECT DESCRIPTION AND LOCATION:

Development Permit Application No. D-16-005 was filed by Brad Blasl of Central Valley Engineering and Surveying, on behalf of Resham Takhar, and pertains to ±2.5 acres of property located on the west side of South Cherry Avenue between East Jensen and East Annadale Avenues. The applicant proposes the construction of a new 2,000 square-foot steel structure to provide shade for truck parking when truck service station inspections are performed at Coastline Transport and the installation of AC paving around the existing 4,049 square-foot shop and shade structure. The property is zoned M-3 (*Heavy Industrial*).

APN: 328-240-18

ZONING: M-3 / IH

ADDRESS: 2750 South Cherry Avenue

- 4 Written or General Communications (Please limit to three minutes)
Southwest Fresno Specific Plan Update (verbal report)

Development Code and the Impacts on the Implementation
Committees
- 5 Adjournment

UPCOMING MEETING DATES

March 7, 2016

March 21, 2016

Questions Regarding Agenda Please Contact Gregory Barfield (559) 621-8000
or by email at Gregory.Barfield@fresno.gov