



DISTRICT 4 PLAN IMPLEMENTATION COMMITTEE MEETING

MONDAY, October 13, 2014 -- 4:30 P.M.

Room 3078, Third Floor, Fresno City Hall

2600 Fresno Street, Fresno, CA 93721-3604

AGENDA

1. **ROLL CALL**
2. **APPROVAL OF AGENDA AND MINUTES**
 - a. Agenda for October 9, 2014
 - b. Minutes for September 22, 2014
3. **PROJECT REVIEW – CONTINUED ITEMS**
4. **PROJECT REVIEW – NEW ITEMS**
 - a. **Plan Amendment Application No. A-13-009 and Rezone Application No. R-13-016:**

Dirk Poeschel, of Dirk Poeschel Land Development Services, Inc., on behalf of John Bonadelle, has filed Plan Amendment Application No. A-13-009 and Rezone Application No. R-13-016 pertaining to 23.78± acres of property located on the east side of North Locan Avenue between the East Dakota Alignment and East Shields Avenue within the City's Southeast Development Area (SEDA) and Sphere of Influence. The subject property is bounded on the north and south by existing single family residential developments and or vacant land. Property to the east has been developed with single family residential land uses. Property to the west is vacant land.

Plan Amendment Application No. A-13-009 proposes to amend the land use in the proposed Southeast Development Area from the agricultural designation in the County of Fresno to the low density residential planned land use designation in the City of Fresno. Rezone Application No. R-13-016 proposes to pre-zone the subject property from AE-20 (*Exclusive Twenty-Acre Agricultural, Fresno County*) to R-1/cz (*Single Family Residential/conditions of zoning, Fresno City*) zone district. These applications have been filed in order to facilitate approval of Vesting Tentative Tract Map No. 6067 to subdivide the subject property into a 96-lot single family residential subdivision and installation of related public facilities and infrastructure consistent with the medium low density residential (2.19 – 6.0 dwelling unit/acre) planned land use designation. The proposed project also involves an annexation into the City of Fresno.

APN: 310-270-10, 11, & 12 ZONING: From AE-20 to R-1/cz
SITE ADDRESS: 3450 North Locan Avenue
 - b. **Draft policy of the Development and Resource Management Department relating to recycling centers.** Through a series of Director's classifications over the past two decades, the City of Fresno classified beverage container recycling centers into various zone districts in response to California recycling law which mandates that these recycling

centers be sited for public convenience near grocery stores selling large quantities of merchandise. However, the original policies for establishing these centers were not comprehensive, and earlier this year the City Council has determined that problems related to these recycling centers need to be addressed by updating Development and Resource Management Department policies and standards for these facilities. The proposed policies are being circulated to Council District Plan Implementation Committees for review. The draft policy document is scheduled for City Council hearing on October 30, 2014.

Proposed Fresno Municipal Code update related to solid waste and recycling. This proposed ordinance change is not a Text Amendment to the City's zoning ordinance (found in Chapter 12 of the Fresno Municipal Code/"FMC"), but it is being provided for consideration of Council District Plan Implementation Committees as an adjunct to the recycling center policies. The proposed update of the City's Solid Waste and Recycling Ordinance (found in Article 4 of Chapter 10, "Regulations Regarding Public Nuisances and Real Property Conduct and Use"), will also be considered by the City Council on October 30, 2014.

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