

Exhibit P – City Council Public Hearing Notice & Noticing Map

**CITY OF FRESNO
PLANNING AND DEVELOPMENT DEPARTMENT**

**NOTICE OF PUBLIC HEARING
ON THE APPLICATION LISTED BELOW**

NOTICE IS HEREBY GIVEN that the Fresno City Council, in accordance with Sections 65090 and 65091 (Planning and Zoning Law) of the Government Code and in accordance with the procedures of Article 50, Chapter 15, of the Fresno Municipal Code (FMC), will conduct a public hearing to consider the items below, filed by Dan Nguyen of Gray Construction on behalf of Lone Oak Fresno LLC, pertaining to approximately ±14.78 acres of property located on the southwest corner of East North and South East Avenues:

1. **Environmental Assessment No. P22-00565**, dated October 28, 2022, a determination that the proposed project is consistent with the existing general plan, community plan, and zoning per Section 15183 of the State of California Environmental Quality Act (CEQA); and,
2. **Development Permit No. P22-00565**: Staff recommends the City Council **DENY** the appeal and **UPHOLD** the action of the Planning Commission and Planning and Development Department Director to approve Development Permit Application No. P22-00565, which requests construction of a ±206,881 square-foot warehouse and distribution facility.

FRESNO CITY COUNCIL

Date/Time: Thursday, March 30 at 10:00 a.m., or thereafter

Place: City Hall Council Chamber, 2nd Floor, 2600 Fresno Street, Fresno, CA 93721; or, watch the live broadcast via the Zoom link located on the City Council agenda found here: <https://fresno.legistar.com/Calendar.aspx>

In response to COVID-19, City Hall Council Chambers and City Hall will be open to the public at limited capacity for City Council hearings to allow for social distancing. Any interested person may also participate electronically during the public hearing to speak in favor or against the project proposal, by Zoom meeting with instructions provided on the City Council Agenda, and present written testimony at least 24 hours in advance, pursuant to the City Council rules and procedures, or they may be excluded from the administrative record of proceedings. If you challenge the above application(s) 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 Development Services Division of the Planning and Development Department and/or Planning Commission/City Council at, or prior to, the public hearing. The Fresno City Planning Commission considered this application at its meeting on February 1, 2023, and voted to deny the appeal and uphold the Planning and Development Directors decision to approve the application.

NOTE: This public hearing notice is being mailed to surrounding property owners within 1,000 feet of the project site pursuant to the requirements of FMC Section 15-5007.

All documents related to this project are available for public review at the Planning and Development Department at the address listed below or electronic copies may be requested by contacting the Planner at the number listed below. Documents are available for viewing at City Hall during normal business hours (Monday-Friday, 8 a.m.-5 p.m.) by appointment only. **Please contact the Planner listed below via e-mail or by phone to request electronic copies or schedule an appointment to view documents.**

For additional information regarding this project, contact **Thomas Veatch**, Planning and Development Department, Development Services Division, by telephone at **(559) 621-8076**, or via e-mail at thomas.veatch@fresno.gov. ***Si necesita información en Español, comuníquese con Enrique Aponte al teléfono (559) 621-8046.***

Jennifer K. Clark, AICP, HDFP, Director
Planning and Development Department

Dated: March 17, 2023

Assessor's Parcel No(s). 329-090-16, 17

SEE MAP ON REVERSE SIDE
Planning and Development Department
2600 Fresno Street, Room 3043 · Fresno, CA 93721 · Phone (559) 621-8277

City of
FRESNO Thomas Veatch
PLANNING AND DEVELOPMENT DEPARTMENT
2600 FRESNO STREET, ROOM 3043
FRESNO, CA 93721-3604

THIS IS A LEGAL NOTICE REGARDING
791 and 971 East North Ave
P22-00565

VICINITY MAP

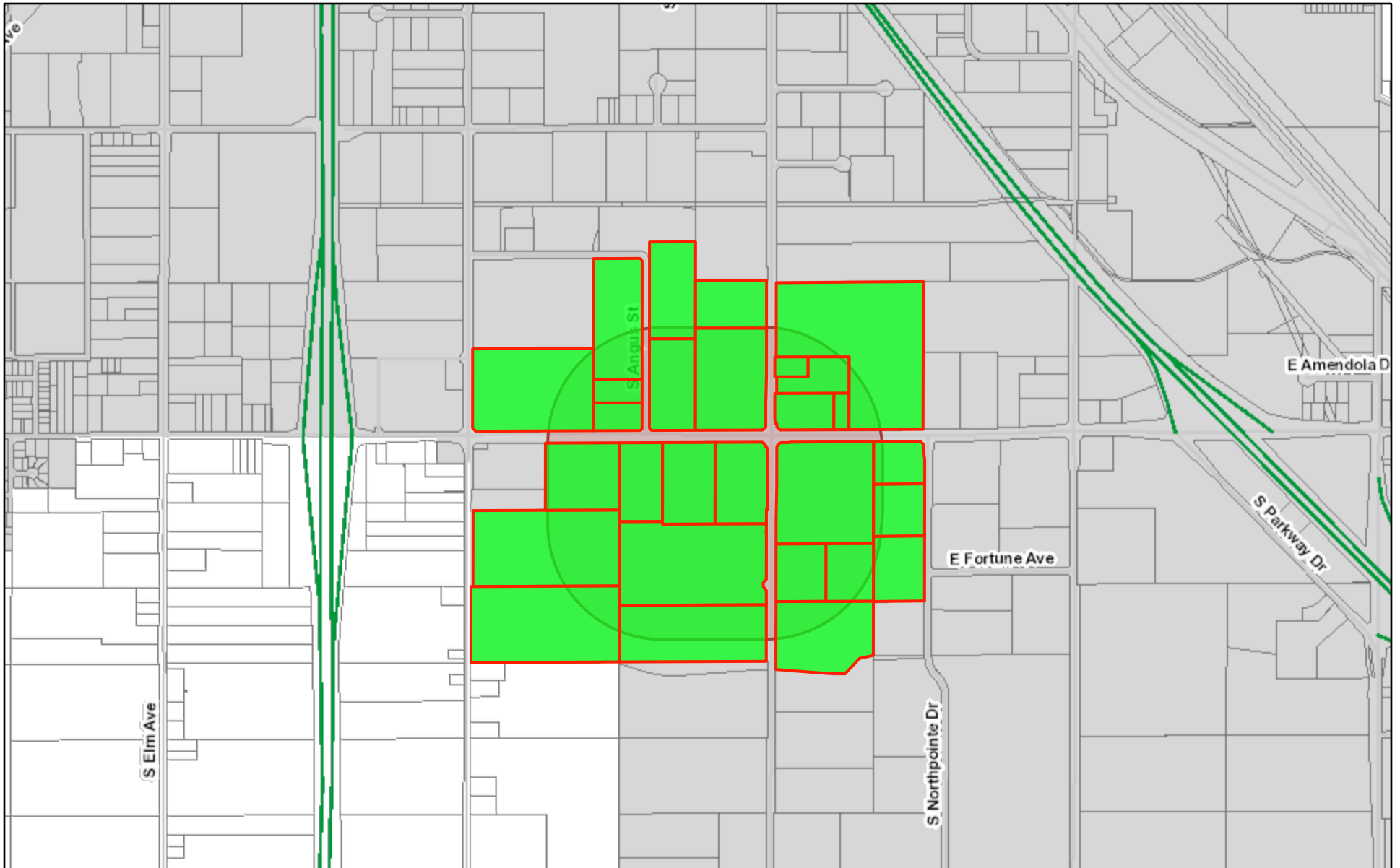


LEGEND

- Subject Property
- Proposed building



PHN Map



12/8/2022, 9:56:24 AM

-  Override 1
-  Override 1

