

Exhibit K

**FRESNO CITY PLANNING COMMISSION
RESOLUTION NO. 13825**

The Fresno City Planning Commission, at its meeting on December 6, 2023, adopted the following resolution relating to Pre-zone Application No. P23-03758.

WHEREAS, Pre-zone Application No. P23-03758 has been filed by the City of Fresno for approximately 132.09 acres of property generally located along the north and south sides of West Ashlan Avenue between North Bryan and North Polk Avenues; and,

WHEREAS, Pre-zone Application No. P23-03758 proposes to pre-zone: approximately 97.55 acres of property from the Fresno County RR/NB (*Rural Residential/Neighborhood Beautification*) zone district to the City of Fresno RS-5/ANX (*Single-Family Residential, Medium Density/Annexed Rural Residential Transitional Overlay*) zone district; approximately 18.65 acres of property from the Fresno County RR/NB (*Rural Residential/Neighborhood Beautification*) zone district to the City of Fresno RS-1/ANX (*Single-Family Residential, Low Density/Annexed Rural Residential Transitional Overlay*) zone district; approximately 14.13 acres of property from the Fresno County RR/NB (*Rural Residential/Neighborhood Beautification*) zone district to the City of Fresno RM-2/ANX (*Multi-Family Residential, Urban Neighborhood/Annexed Rural Residential Transitional Overlay*) zone district; and, approximately 1.76 acres of property from the Fresno County RR/NB (*Rural Residential/Neighborhood Beautification*) zone district to the City of Fresno OS/ANX (*Open Space/Annexed Rural Residential Transitional Overlay*) zone district; and,

WHEREAS, on December 6, 2023, the Fresno City Planning Commission reviewed the subject pre-zone application in accordance with the policies of the Fresno General Plan and West Area Community Plan; and,

WHEREAS, during the December 6, 2023, hearing, the Commission received a staff report and related information, environmental documents and considered testimony regarding the requested pre-zoning change; and,

WHEREAS, the Commission conducted a public hearing to review the proposed pre-zone and considered the Planning and Development Department's report recommending approval of the proposed pre-zone application; and,

WHEREAS, the Fresno City Planning Commission considered the proposed pre-zone relative to the staff report and environmental assessment issued for the project; and,

WHEREAS, the Fresno City Planning Commission invited testimony with respect to the proposed pre-zone; and,

WHEREAS, five members of the public spoke in opposition citing not wanting to pay for required connections to City of Fresno public utilities and no members spoke in

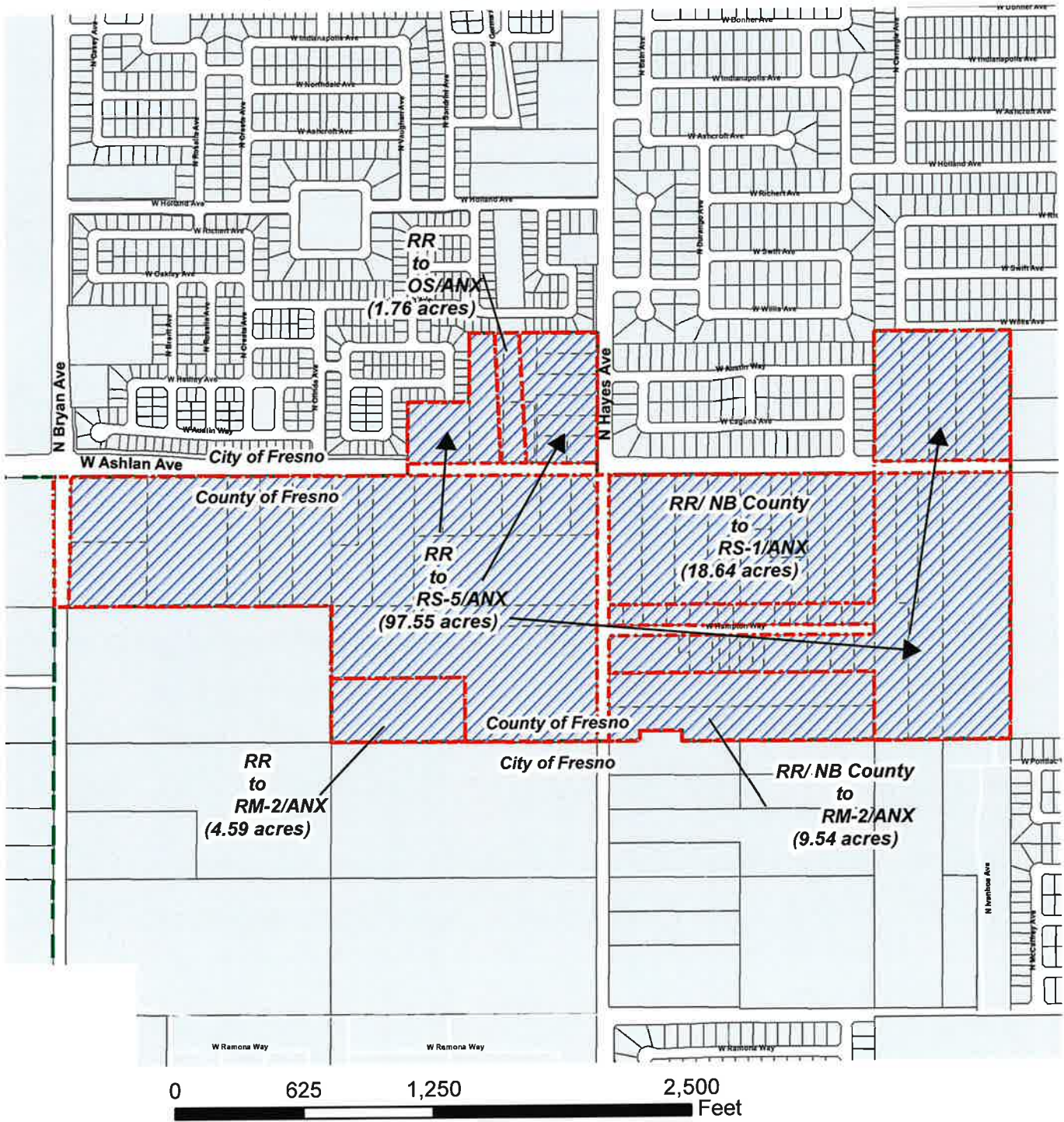
opposition.

NOW, THEREFORE, BE IT RESOLVED that the Fresno City Planning Commission hereby finds and determines that there is no substantial evidence in the record to indicate that Pre-zone Application No. P23-03758 may have additional significant effects on the environment that were not identified in the Project Specific Mitigation Measure Checklist; and hereby recommends approval to the City Council the Mitigated Negative Declaration prepared for Environmental Assessment No. P23-03757/P23-03758 dated November 10, 2023, for the proposed project.



BE IT FURTHER RESOLVED that the Fresno City Planning Commission hereby recommends approval to the City Council of Pre-zone Application No. P23-03758 to pre-zone: approximately 97.55 acres of property from the Fresno County RR/NB (*Rural Residential/Neighborhood Beautification*) zone district to the City of Fresno RS-5/ANX (*Single-Family Residential, Medium Density/Annexed Rural Residential Transitional Overlay*) zone district; approximately 18.65 acres of property from the Fresno County RR/NB (*Rural Residential/Neighborhood Beautification*) zone district to the City of Fresno RS-1/ANX (*Single-Family Residential, Low Density/Annexed Rural Residential Transitional Overlay*) zone district; approximately 14.13 acres of property from the Fresno County RR/NB (*Rural Residential/Neighborhood Beautification*) zone district to the City of Fresno RM-2/ANX (*Multi-Family Residential, Urban Neighborhood/Annexed Rural Residential Transitional Overlay*) zone district; and, approximately 1.76 acres of property from the Fresno County RR/NB (*Rural Residential/Neighborhood Beautification*) zone district to the City of Fresno OS/ANX (*Open Space/Annexed Rural Residential Transitional Overlay*) zone district, as described and depicted on the attached Exhibit "A".

The foregoing Resolution was adopted by the Fresno City Planning Commission upon a motion by Commissioner Hardie (vice chair), seconded by Commissioner Diaz.

Exhibit A - Proposed Pre-zone Exhibit



Intersection of W Ashlan Avenue and N Bryan Avenue and all parcels east to the city limits.

-  Pre-zone approx. 97.55 acres from RR/NB to RS-5/ANX; 18.64 acres from RR/NB to RS-1/ANX; 14.13 acres from RR/NB to RM-2/ANX; and 1.76 acres from RR/NB to OS/ANX.
-  Proposed area to be annexed into the City of Fresno (141.00 acres).