

**CITY OF FRESNO
DEVELOPMENT AND RESOURCE MANAGEMENT DEPARTMENT**

**NOTICE OF PUBLIC HEARING
DEVELOPMENT PERMIT APPLICATION NO. P19-02013**

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, will conduct a public hearing to consider the following applications filed by Brian Wright of Orchards II, LLC, pertaining to a ±3.73 acre parcel of property located at 5062 North Dante Avenue, on the northeast corner of North Dante and West Bullard Avenues:

1. **Environmental Assessment No. P19-02013:** A determination that the proposed project is exempt from the California Environmental Quality Act (CEQA) through Class 32 Categorical Exemption dated May 1, 2019.
2. **Development Permit Application No. P19-02013:** The applicant proposes a gated multi-family development known as the Orchards II consisting of 64 multi-family dwelling units located in eight (8) two-story apartment buildings with private garages, covered parking, on-site guest parking, with ample landscaping and open space in a RM-2/UGM/cz (Residential Multi-Family – Urban Neighborhood/Urban Growth Management/conditions of zoning) zone district.
3. **Housing Element:** Findings pursuant to Government Code Section 65863(b)(2) that there is substantial evidence in the record that remaining sites identified in the Housing Element can accommodate the City of Fresno's share of the Regional Housing Needs Assessment (RHNA).

FRESNO CITY COUNCIL

Date: Thursday, September 19, 2019

Time: 10:45 a.m., or thereafter

Place: City Hall Council Chamber, 2nd Floor
2600 Fresno Street, Fresno, CA 93721

Any interested person may appear at the public hearing and present written testimony, or speak in favor or against the project proposal. However, all documents submitted to the City Council for its consideration prior to or at the hearing shall be submitted to the City Council at least 24 hours prior to the Council agenda item being heard, pursuant to the City Council rules and procedures, or they may be excluded from the administrative record of proceedings. If you challenge 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 Development Services Division of the Planning and Development Department and/or Planning Commission/City Council at, or prior to, the public hearing.

All documents (including the application and environmental determination) related to this project are available for public review at the Planning and Development Department, 2600 Fresno Street, 3rd Floor, Fresno, California 93721 or by contacting the Department at the number listed below. Documents are available for viewing during normal business hours (Monday-Friday, 8 a.m.-5 p.m.).

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 Fresno Municipal Code Section 15-5007.

For additional information regarding this project, contact Cheryl Aanonson, Planner, Planning and Development Department, 2600 Fresno Street, Fresno, California 93721-3604, by phone at (559) 621-8038 or via e-mail at cheryl.aanonson@fresno.gov. *Si necesita información en Español, comuníquese con McKencie Perez al teléfono (559) 621-8066 o por correo electrónico a McKencie.Perez@fresno.gov. Yog xav paub ntxiv, thov hu rau Kao Vang ntawm (559) 621-8058 los yog xav ntawv rau tws email Kao.Vang@fresno.gov.*

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

DATED: September 6, 2019

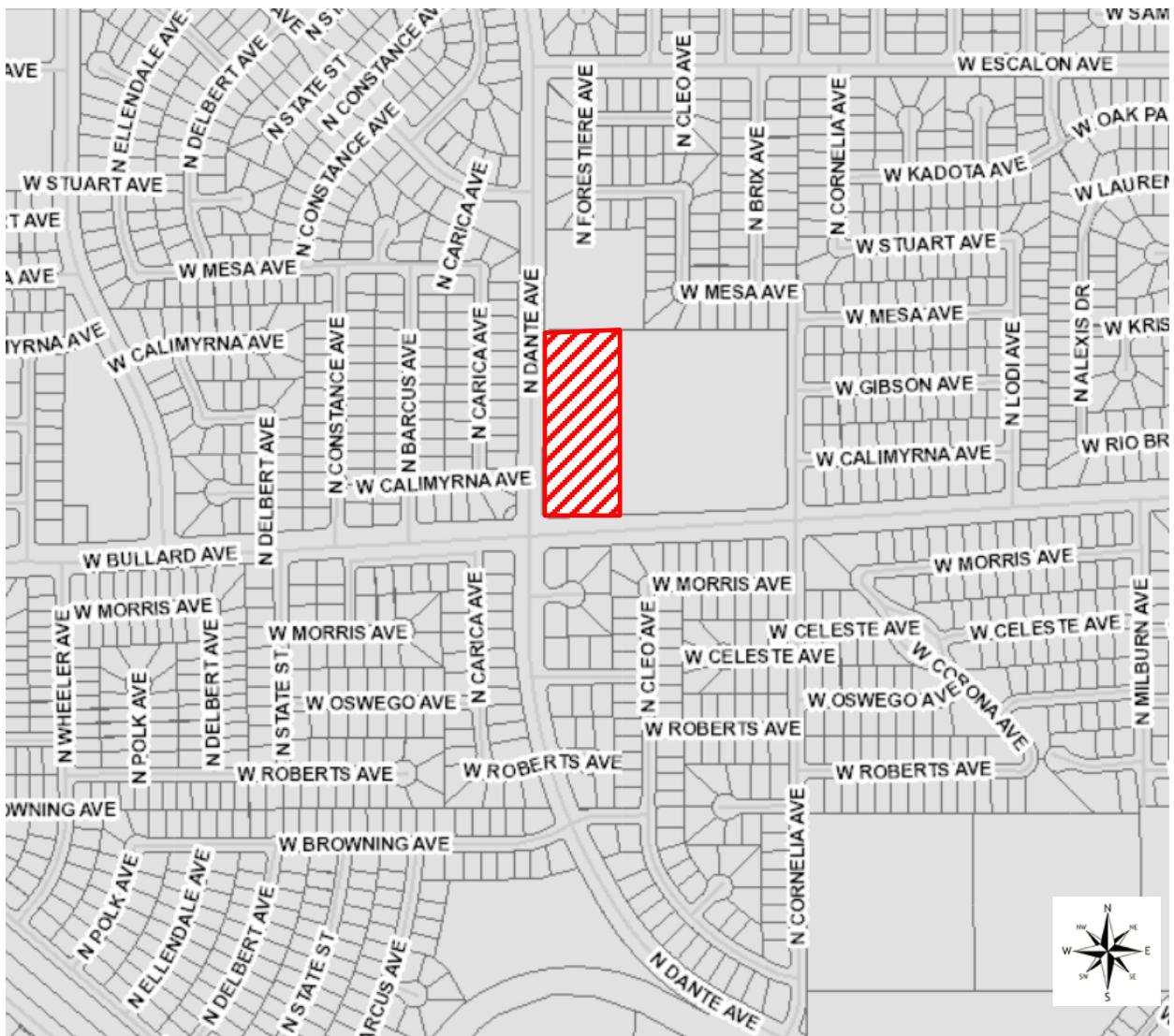
APN(s): 506-130-36s

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

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

THIS IS A LEGAL NOTICE REGARDING
6052 N Dante Avenue S/A
P19-02013

VICINITY MAP



Subject Property

