

## Exhibit Q

**FRESNO CITY PLANNING COMMISSION  
RESOLUTION NO. 13918**

The Fresno City Planning Commission at its regular meeting on September 3, 2025, adopted the following resolution pursuant to the Subdivision Map Act of the Government Code of the State of California and the Municipal Code of the City of Fresno.

WHEREAS, Vesting Tentative Tract Map No. 6432 filed by Bonique Emerson of Precision Civil Engineering, Inc., on behalf of Cameron Graham of Golden State Developers, LLC, proposes to subdivide the subject property into a 44-lot single-family residential subdivision on approximately 3.97 acres, located on the west side of South Peach Avenue, between East Tulare Street and East Huntington Avenue; and,

WHEREAS, on September 3, 2025, the Commission received a staff report and related information, environmental documents and considered testimony regarding the requested subdivision; and,

WHEREAS, the Planning and Development Department staff recommended approval of the proposed project subject to the conditions of approval contained in the staff report dated September 3, 2025; and,

WHEREAS, the Council District 7 Project Review Committee is not active at this time; and,

WHEREAS, the Fresno City Planning Commission, on September 3, 2025, reviewed the subject application in accordance with the policies of the Fresno General Plan and the Roosevelt Community Plan; and,

WHEREAS, no neighbors spoke in opposition or support of the proposed project.

WHEREAS, the property owner abutting to the south asked questions about screening for the subject property; and,

WHEREAS, the project applicant volunteered to construct a 6-foot block wall along the northern, southern, and western property lines; and,

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 the vesting tentative tract map may have additional significant effects on the environment as identified by Environmental Assessment No. T-6432/P23-02268/P23-02269/P23-03234 dated August 8, 2025.

BE IT FURTHER RESOLVED that the Fresno City Planning Commission finds that approval of Vesting Tentative Tract Map No. 6432 is consistent with the adopted Fresno General Plan and Roosevelt Community Plan and the findings required pursuant to Section 66410 et. seq. of the California Government Code.

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Vesting Tentative Tract Map No. 6432  
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BE IT FURTHER RESOLVED that the Fresno City Planning Commission hereby recommends approval of Vesting Tentative Tract Map No. 6432, subject to the Planning and Development Department Conditions of Approval dated September 3, 2025.

The foregoing Resolution was adopted by the Fresno City Planning Commission upon a motion by Commissioner Shergill, seconded by Commissioner Lyday.

VOTING:       Ayes - Shergill, Lyday, Calandra, Criner, Vang (Chair)  
              Noes - None  
              Not Voting - None  
              Absent - Bray (Vice Chair), Diaz

DATED: September 3, 2025



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JENNIFER K. CLARK, Secretary  
Fresno City Planning Commission

Resolution No. 13918  
Vesting Tentative Tract Map No. 6432  
Filed by Bonique Emerson of Precision  
Civil Engineering, Inc., on behalf of  
Cameron Graham of Golden State  
Developers, LLC  
Action: Recommend Approval to the City  
Council