

Exhibit "O"
City Council Resolution for
Tentative Parcel Map Application
No. TPM - 17-06

RESOLUTION NO. _____

A RESOLUTION OF THE COUNCIL OF THE CITY OF
FRESNO, CALIFORNIA, ADOPTING TENTATIVE PARCEL
MAP NO. 17-06

WHEREAS, Scott Mommar, on behalf of Sylvesta Hall of Blue Ocean Development America, LLC., has filed Tentative Parcel Map Application No. TPM-17-06 with the City of Fresno and proposes to subdivide approximately 115.95 acres of property located on the northwest corner of East Jensen Avenue and South Martin Luther King Jr. Boulevard into four parcels for the purposes of facilitating annexation to the City of Fresno and future development of the property with an educational facility, a park, a residential neighborhood, and commercial uses; and

WHEREAS, the Development and Resource Management Department staff recommended approval of the proposed project subject to all conditions of approval contained in the staff report dated August 2, 2017; and

WHEREAS, on August 2, 2017, the Fresno City Planning Commission held a duly noticed public hearing to consider Tentative Parcel Map Application No. TPM-17-06 and the associated mitigated negative declaration prepared for Environmental Assessment No. A-17-007/R-17-010/ANX-17-005/TPM-17-06; and

WHEREAS, the Fresno City Planning Commission took action, as evidenced in Planning Commission Resolution No. 13480, to recommend approval of Tentative Parcel Map Application No. TPM-17-06, which proposes to subdivide approximately 115.95 acres of property located on the northwest corner of East Jensen Avenue and South Martin Luther King Jr. Boulevard into four parcels for the purposes of facilitating

1 of 3

Date Adopted:

Date Approved:

Effective Date:

City Attorney Approval:



Resolution No.

annexation to the City of Fresno and future development of the property with an educational facility, a park, a residential neighborhood, and commercial uses; and

WHEREAS, on August 24, 2017, the Fresno City Council held a duly noticed public hearing to consider Tentative Parcel Map Application No. TPM-17-06 and received both oral testimony and written information presented at the hearing regarding the application.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Fresno, based upon the testimony and information presented at the hearing and upon review and consideration of the environmental documentation provided, as follows:

1. The Council finds the adoption of the proposed Tentative Parcel Map Application No. TPM-17-06 as recommended by the Planning Commission is in the best interest of the City of Fresno.
2. The Council of the City of Fresno hereby adopts Tentative Parcel Map Application No. TPM-17-06 subdividing approximately 115.95 acres of property located on the northwest corner of East Jensen Avenue and South Martin Luther King Jr. Boulevard into four parcels for the purpose of facilitating annexation to the City of Fresno and future development of the property with an educational facility, a park, a residential neighborhood, and commercial uses.

* * * * *

STATE OF CALIFORNIA)
COUNTY OF FRESNO) ss.
CITY OF FRESNO)

I, YVONNE SPENCE, City Clerk of the City of Fresno, certify that the foregoing resolution was adopted by the Council of the City of Fresno, at a regular meeting held on the _____ day of _____, 2017.

AYES :
NOES :
ABSENT :
ABSTAIN :

YVONNE SPENCE, CMC
City Clerk

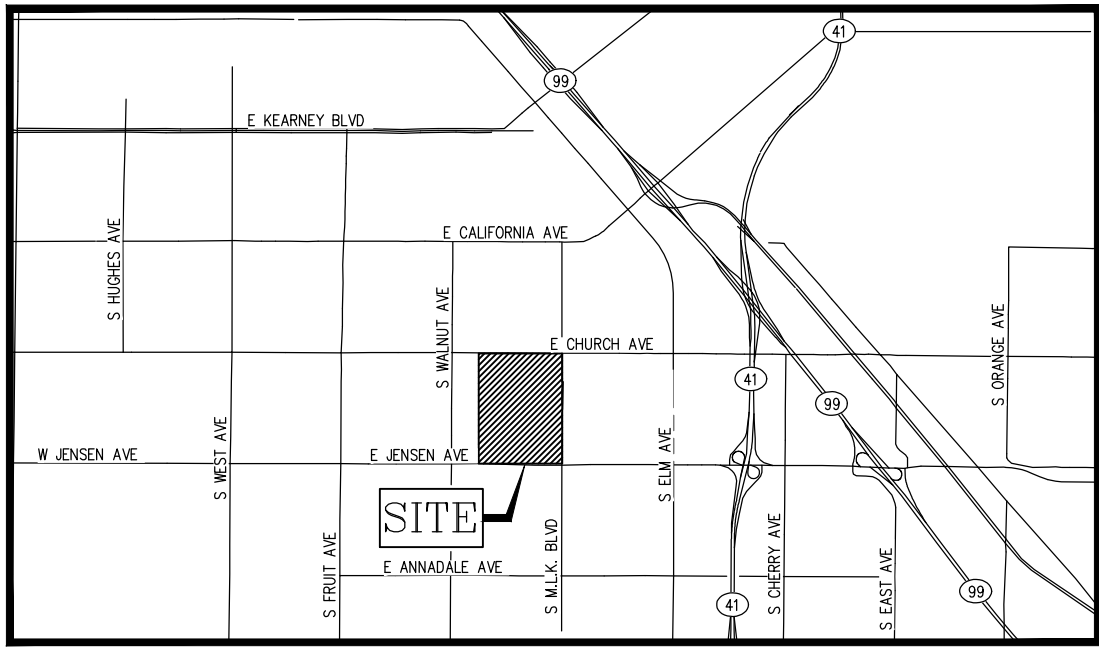
By: _____
Deputy

APPROVED AS TO FORM:
DOUGLAS T. SLOAN
City Attorney

By: _____
Talía Kolluri Date
Supervising Deputy City Attorney

Attachments: Exhibit A

VESTING TENTATIVE PARCEL MAP NO. 2017-XX "A PLANNED DEVELOPMENT"



VICINITY MAP
NOT TO SCALE

NOTES:

- There are buildings on the property.
- The property is adjacent to the public right of way.
- The property abuts the following public streets:
E Church Ave, S M.L.K Ave, E Jensen Ave, S Knight Ave.

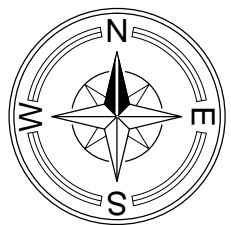
FLOOD ZONE INFORMATION:

This property lies in Zone "X" as shown on Federal Emergency Management Agency (FEMA) Orange County and Incorporated Areas, California, Panel No. 2110 of 3525, Map No. 06019C2110H Map Revised: February 18, 2009.

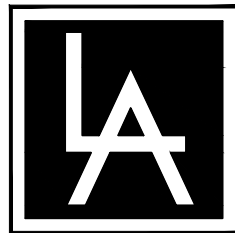
Flood Zone "X" is described as areas determined to be outside the 0.2% annual chance floodplain.

APPLICANT:

Blue Ocean Development America, LLC.
2273 Sierra Madre Avenue
Clovis, CA 93611
Sylvesta Hall
(559) 307-5884



0' 200' 400'
SCALE 1" = 200'



LARS ANDERSEN & ASSOCIATES, INC.
CIVIL ENGINEERS - LAND SURVEYORS - PLANNERS

4694 WEST JACQUELYN AVENUE FRESNO CALIFORNIA 93722
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JOB NO. 16057.00 DATE: JUNE 21, 2017 SHEET 1 OF 1

