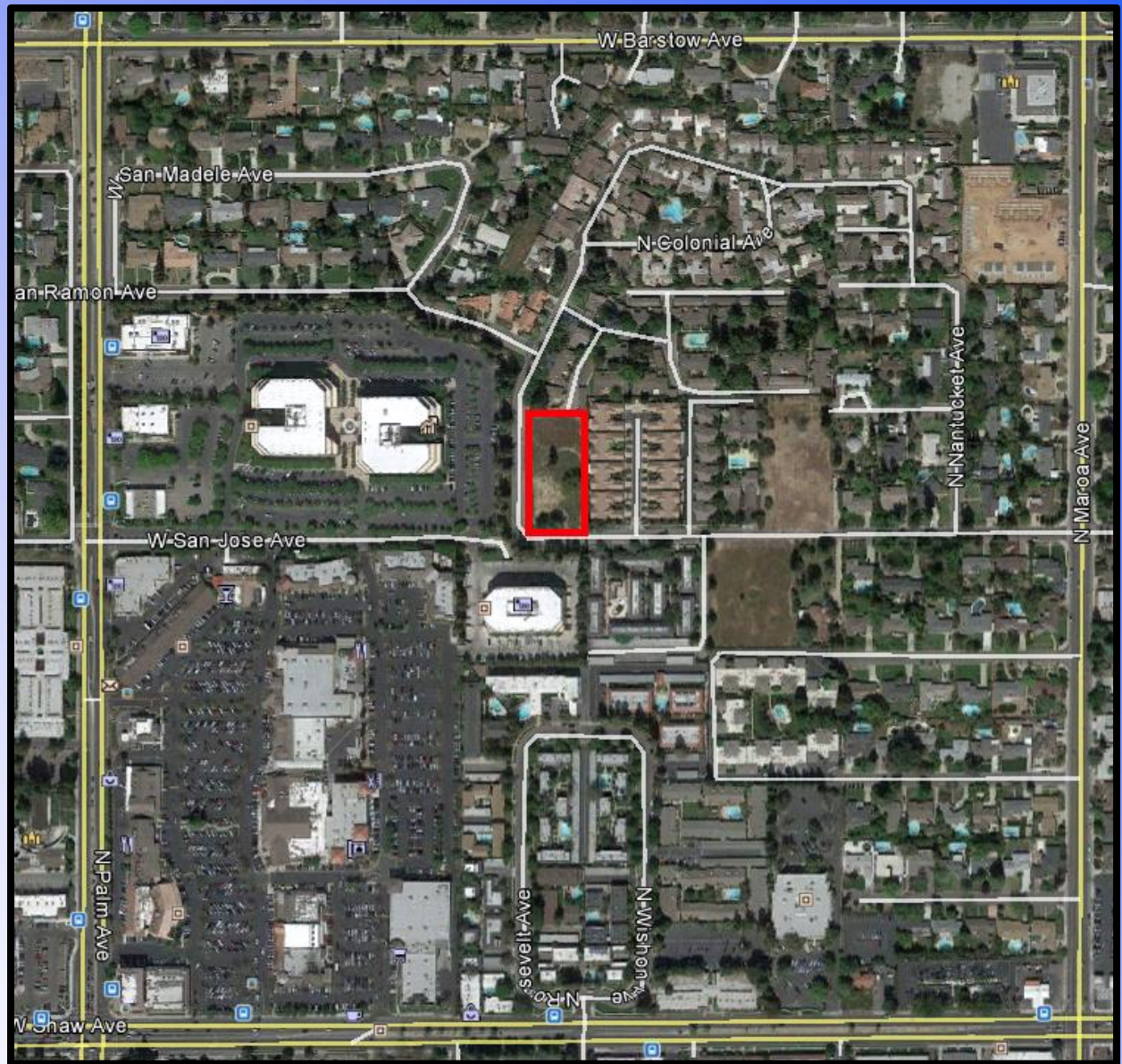


**CONSIDERATION OF  
ENVIRONMENTAL ASSESSMENT NO.  
R-16-020/C-16-062/T-6160  
REZONE APPLICATION NO. R-16-020  
CONDITIONAL USE PERMIT APPLICATION  
NO. C-16-062  
VESTING TENTATIVE TRACT MAP NO. 6160**

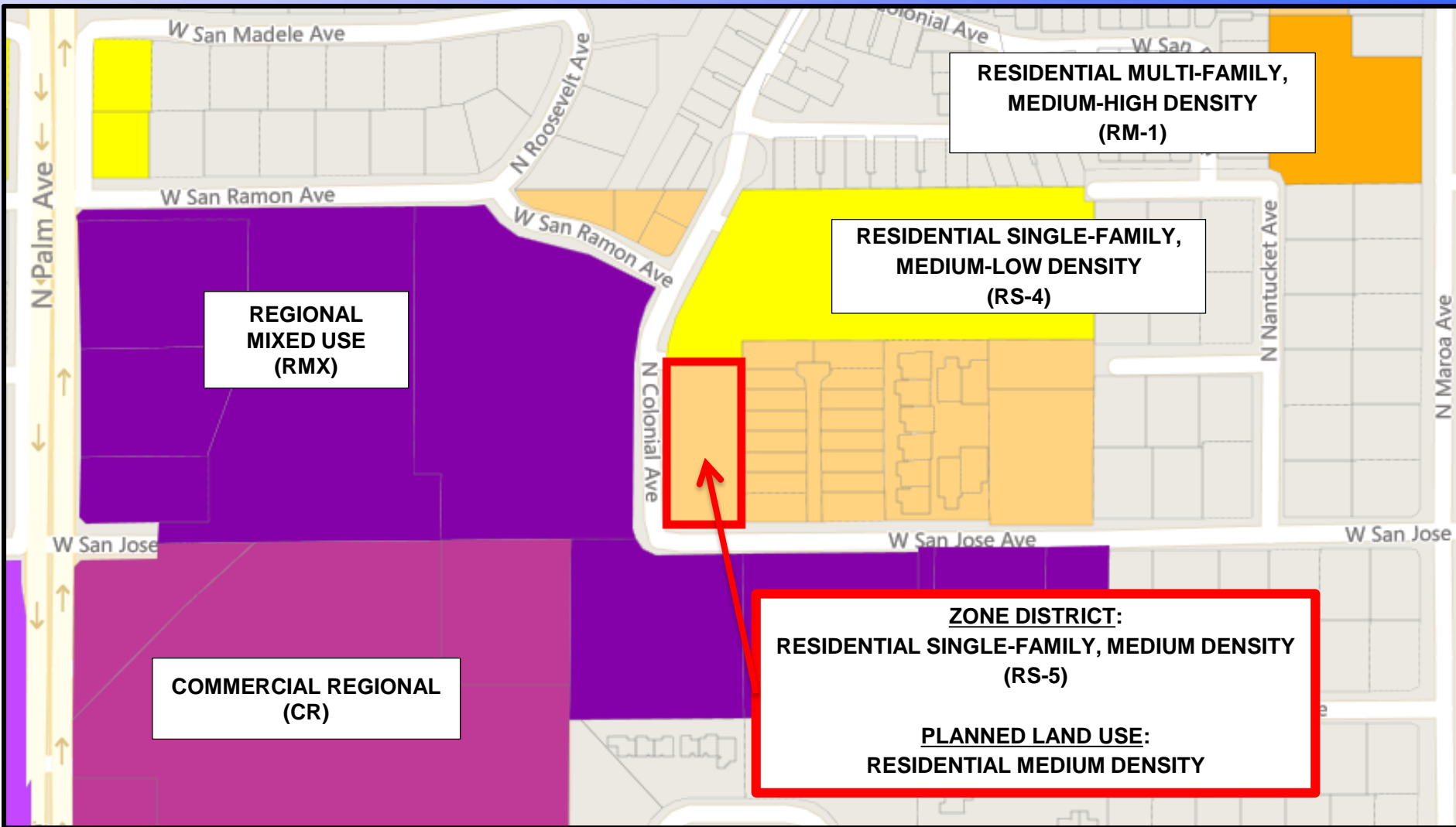
*Filed by  
Jeffrey T. Roberts of Granville Homes,  
on behalf of AFREI, LLC*

# Aerial Photograph

- Approximately  $\pm 1.13$  acres
- RS-5 (*Residential Single Family, Medium Density*)
- Located on the Northeast corner of North Colonial and West San Jose Avenues



# Planned Land Use & Zoning Map





# Staff Recommendation

- **ADOPT** the Finding of Conformity to the Fresno General Plan Master Environmental Impact Report as prepared for Environmental Assessment No. R-16-020/C-16-062/T-6160 dated March 3, 2017.
- **BILL – (For introduction and adoption)** - approving Rezone Application No. R-16-020 to rezone the subject property from the RS-5 (*Residential Single Family, Medium Density*) zone district to the RS-5/PD (*Residential Single Family, Medium Density/Planned Development*) zone district.
- **APPROVE** Conditional Use Permit Application No. C-16-062 subject to compliance with the Conditions of Approval dated May 25, 2017.
- **APPROVE** Vesting Tentative Tract Map No. 6160 subject to compliance with the Conditions of Approval dated May 25, 2017.