



City of Fresno

City Hall Council
Chambers
2600 Fresno Street

Meeting Minutes Planning Commission

Chairperson Serop Torossian
Vice Chair Lawrence Garcia
Commissioner Kathy Bray
Commissioner Raj K. Sodhi-Layne
Commissioner Debra McKenzie
Commissioner Peter Vang
Commissioner Brad Hardie

Wednesday, March 20, 2019

6:00 PM

City Hall Council Chambers
2600 Fresno Street

Regular Meeting

The Planning Commission met in regular session in the City Council Chambers at 6:01 p.m. on the date listed above.

I. ROLL CALL

*STAFF: Clark, Emerson, Moretto, Sanchez, George, Olsen (DARM);
Badhesha (CAO); and Benelli (PW).*

Present 7 - Commissioner Brad Hardie, Chairperson Serop Torossian,
Commissioner Kathy Bray, Commissioner Debra McKenzie,
Commissioner Raj K. Sodhi-Layne, Commissioner Peter
Vang, and Vice Chair Lawrence Garcia

Commissioner McKenzie arrived at 6:08 pm.

II. PLEDGE OF ALLEGIANCE

Recital of the pledge was lead by Commissioner Garcia.

III. PROCEDURES - PROCEDIMIENTOS - KEV SAB LAJ

*Chair Torossian outlined the meeting procedures for the benefit of the
public.*

IV. AGENDA APPROVAL

MOTION TO APPROVE THE AGENDA.

On motion of Commissioner Sodhi-Layne, seconded by Vice Chair Garcia, the above item was approved. The motion carried by the following vote:

Aye: 6 - Commissioner Hardie, Chairperson Torossian, Commissioner Bray, Commissioner Sodhi-Layne, Commissioner Vang, and Vice Chair Garcia

Absent: 1 - Commissioner McKenzie

- A. Consent Calendar Requests
- B. Continuance Requests
- C. Other Agenda Changes

V. CONSENT CALENDAR*MOTION TO APPROVE MINUTES FROM REGULAR MEETINGS ON DECEMBER 19, 2018; FEBRUARY 20, 2019; AND MARCH 6, 2019.*

On motion of Commissioner Bray, seconded by Commissioner Vang, the above item was approved. The motion carried by the following vote:

Aye: 6 - Commissioner Hardie, Chairperson Torossian, Commissioner Bray, Commissioner Sodhi-Layne, Commissioner Vang, and Vice Chair Garcia

Absent: 1 - Commissioner McKenzie

- A. Minutes
 - 1. [ID19-1338](#) Approval of Minutes from Regular Meeting on December 19, 2018.
 - 2. [ID19-1376](#) Approval of Minutes from Regular Meeting on February 20, 2019.
 - 3. [ID19-1377](#) Approval of Minutes from Regular Meeting on March 6, 2019.
- B. Communications
- C. Entitlements

VI. REPORTS BY COMMISSIONERS

No reports were made by the commissioners.

VII. CONTINUED MATTERS

No continued items.

VIII. NEW MATTERS

- A. [ID19-1356](#) Consideration of Conditional Use Permit Application No. P18-02352 for property located at 309 West Nielsen Avenue C/T, on the south side of West Nielsen Avenue between North Fruit and North Thorne Avenues (Council District 3) - Development and Resource Management Department.
1. ADOPT Environmental Assessment No. P18-02352 dated November 21, 2018, a determination that the proposed project is exempt from the California Environmental Quality Act (CEQA) through a Class 3 Categorical Exemption; and,
 2. DENY the applicant's appeal and UPHOLD the Director's Approval of Conditional Use Permit Application No. P18-02352 to authorize the construction of an 80-foot high Wireless Telecommunication Facility, subject to compliance with the Conditions of Approval dated November 21, 2018.

Jarred Olsen, Planner III, presented the project.

Commissioner Bray, Commissioner Sodhi-Layne, Commissioner Garcia, and Commissioner Vang provided comment.

Bonique Emerson, Planning Manager, provided clarification.

Casey Ogata-Tran and Walt Kohls, applicants, presented the project.

Commissioner Bray, Commissioner Sodhi-Layne, Commissioner Garcia, Commissioner Hardie, Commissioner McKenzie and Commissioner Vang provided comment.

Raj Badhesha, City Attorney's Office, provided counsel.

Andrew Benelli, Assistant Director of Public Works, provided clarification.

No one from the public spoke in support or opposition of the project.

**MOTION TO APPROVE THE APPLICANTS APPEAL WITH THE
CONDITION TO MAKE THE CELL TOWER A MONO-EUCALYPTUS AND
CONSTRUCT A DRIVEWAY.**

**On motion of Commissioner Vang, seconded by Commissioner Bray,
that the above Action Item be approved as amended. The motion
carried by the following vote:**

Aye: 6 - Commissioner Hardie, Chairperson Torossian,
Commissioner Bray, Commissioner Sodhi-Layne,
Commissioner Vang, and Vice Chair Garcia

No: 1 - Commissioner McKenzie

- B.** [ID19-1357](#) Consideration of Conditional Use Permit Application P18-02742 at 75 E Pinedale Avenue C/T, located on the southern side of East Pinedale Avenue, between North Blackstone Avenue and North Abby Street (Council District 6) - Development and Resource Management Department.

1. ADOPT Environmental Assessment No. P18-02742 dated January 14, 2019, a determination that the proposed project is exempt from the California Environmental Quality Act (CEQA) through a Class 3 Categorical Exemption; and,
2. DENY the applicant's appeal and UPHOLD the Director's Approval of Conditional Use Permit Application No. P18-02742 to authorize the construction of an 80-foot high wireless telecommunication facility, subject to compliance with the Conditions of Approval dated January 14, 2019.

Jarred Olsen, Planner III, presented the project.

Andrew Benelli, Assistant Director of Public Works, provided clarification.

Commissioner Sodhi-Layne and Commissioner Garcia provided comment.

XI. UNSCHEDULED ORAL COMMUNICATIONS

The following members of the public spoke regarding concerns over noticing requirements and meeting locations, specifically for new developments occurring in the Pinedale area:

Christine Walters, David Rodriguez, Ernestine Martinez, and Lisa Guzman.

Commissioner Sodhi-Layne provided comment.

Jennifer Clark, Director of Development and Resource Management, and Bonique Emerson, Planning Manager, provided clarification.

XII. ADJOURNMENT AT 8:03 PM.