

Exhibit M – Public Hearing Notice and Map

**CITY OF FRESNO
PLANNING AND DEVELOPMENT DEPARTMENT
NOTICE OF PUBLIC HEARING FOR ZONING INQUIRY APPLICATION NO. P23-02357**

NOTICE IS HEREBY GIVEN that the Fresno City Planning Commission, in accordance with Sections 65090 and 65091 (Planning and Zoning Law) of the California Government Code and in accordance with the procedures of Article 50, Chapter 15, of the Fresno Municipal Code (FMC), will conduct a public hearing to consider the item below, which pertains to ±0.71 acres of property located between West Voorman and West Nielsen Avenues, west of North Thorne Avenue. The item pertains to a request for information pertaining to the subject property and Bauer's Towing with respect to compliance with the FMC Zoning Ordinance, applicable policies and procedures, prior approvals or permits, and whether the use as it exists satisfies relevant zoning laws of the City. The Planning and Development prepared a response to the request on September 26, 2023. The response letter is being considered by the Planning Commission based upon an appeal received from the applicant. The Planning Commission will consider the following:

1. **Zoning Inquiry No. P23-02357:** Staff recommends the Planning Commission **DENY** the appeal and **UPHOLD** the Zoning Inquiry response dated September 26, 2023 as prepared by the Planning and Development Department Director.

FRESNO CITY PLANNING COMMISSION

Date/Time: Wednesday, January 3, 2023 at 6:00 p.m., or thereafter

Place: City Hall Council Chamber, Second Floor, 2600 Fresno Street, Fresno CA 93721; **or,**

Watch the live broadcast via the Zoom link located on the Planning Commission agenda found here:

<https://fresno.legistar.com/Calendar.aspx>

The City Hall Council Chambers will be open to the public for Planning Commission hearings. Any interested person may also participate electronically during the public hearing to speak in favor or against the project proposal, by either Zoom meeting or telephone with instructions provided on the Planning Commission Agenda, and present written testimony at least 24 hours in advance, via an eComment or by email to PublicCommentsPlanning@fresno.gov (cc Phillip.Siegrist@fresno.gov). Pursuant to the Planning Commission Rules and Procedures, all documents submitted to the commission for its consideration shall be submitted at least 24 hours **prior** to the Commission agenda item being heard, 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 Planning and Development Department and/or Planning Commission at, or prior to, the public hearing. The Planning Commission action on the proposed Zoning Inquiry and Environmental Assessment will be final unless appealed to the City Council.

NOTE: This public hearing notice is being sent to surrounding property owners within 1,000 feet of the project site pursuant to the requirements of Fresno Municipal Code Section 15-5007.

All documents related to this project are available for public review at the Planning and Development Department at the address listed below or electronic copies may be requested by contacting the Planner at the phone number or email address listed below. Documents are available for viewing at City Hall during normal business hours (Monday - Friday, 8:00AM - 5:00PM) by appointment only. **Please contact the Planner listed below via e-mail or by phone to request electronic copies or schedule an appointment to view documents.**

For additional information, contact **Phillip Siegrist**, Planning and Development Department, by telephone at **(559) 621-8061**, or via e-mail at Phillip.Siegrist@fresno.gov. *Si necesita información en Español, comuníquese con Valeria Ramirez al teléfono (559) 621-8046 o por correo electrónico a Valeria.Ramirez@fresno.gov.*

PLANNING AND DEVELOPMENT DEPARTMENT
Jennifer K. Clark, AICP, HDFP, Director

Dated: December 19, 2023
Assessor's Parcel No. 458-040-22

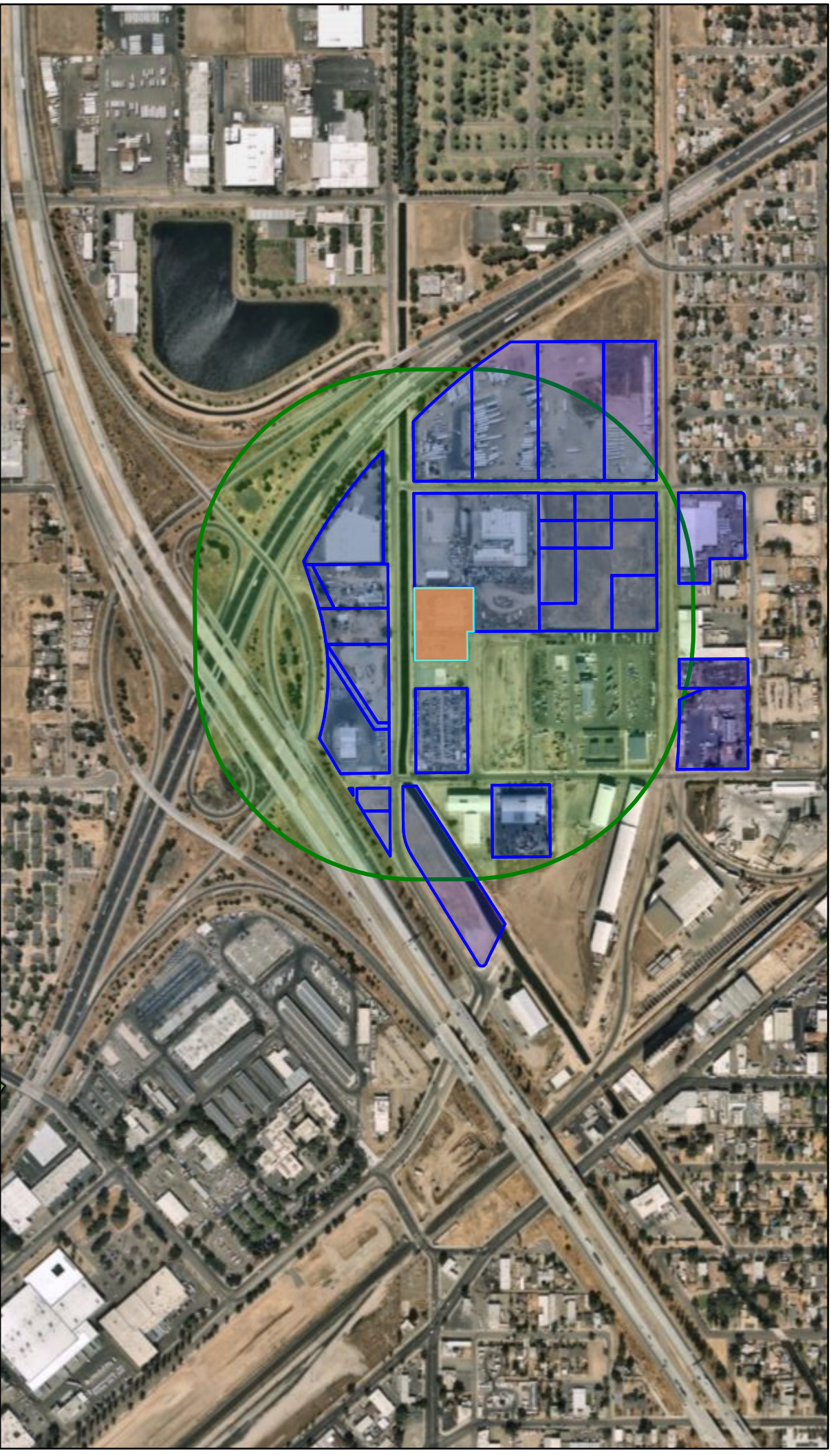
SEE MAP ON REVERSE SIDE
Planning and Development Department
2600 Fresno Street, Room 3043 · Fresno, CA 93721 · Phone (559) 621-8277

THIS IS A LEGAL NOTICE REGARDING
317 W Voorman Avenue
P23-02357

SITE VICINITY MAP
317 West Voorman Avenue



±0.71-acre site



12/15/2023, 4:10:47 PM

Parks

Active

