



CITY of CLOVIS

AGENDA • CITY COUNCIL MEETING

Council Chamber, 1033 Fifth Street, Clovis, CA 93612 (559) 324-2060
www.cityofclovis.com

March 18, 2024

6:00 PM

Council Chamber

In compliance with the Americans with Disabilities Act, if you need special assistance to access the City Council Chamber to participate at this meeting, please contact the City Clerk or General Services Director at (559) 324-2060 (TTY – 711). Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to the Council Chamber.

The Clovis City Council meetings are open to the public at the physical address listed above. There are numerous ways to participate in the City Council meetings: you are able to attend in person; you may submit written comments as described below; and you may view the meeting which is webcast and accessed at www.cityofclovis.com/agendas.

Written Comments

- Members of the public are encouraged to submit written comments at: www.cityofclovis.com/agendas at least two (2) hours before the meeting (4:00 p.m.). You will be prompted to provide:

- Council Meeting Date
- Item Number
- Name
- Email
- Comment



- Please submit a separate form for each item you are commenting on.
- A copy of your written comment will be provided to the City Council noting the item number. If you wish to make a verbal comment, please see instructions below.
- Please be aware that any written comments received that do not specify a particular agenda item will be marked for the general public comment portion of the agenda.
- If a written comment is received after 4:00 p.m. on the day of the meeting, efforts will be made to provide the comment to the City Council during the meeting. However, staff cannot guarantee that written comments received after 4:00 p.m. will be provided to City Council during the meeting. All written comments received prior to the end of the meeting will be made part of the record of proceedings.

CALL TO ORDER

FLAG SALUTE - Councilmember Pearce

ROLL CALL

PUBLIC COMMENTS - This is an opportunity for the members of the public to address the City Council on any matter within the City Council's jurisdiction that is not listed on the Agenda. In order for everyone to be heard, please limit your comments to 5 minutes or less, or 10 minutes per topic. Anyone wishing to be placed on the Agenda for a specific topic should contact the City Manager's office and submit correspondence at least 10 days before the desired date of appearance.

ORDINANCES AND RESOLUTIONS - With respect to the approval of resolutions and ordinances, the reading of the title shall be deemed a motion to waive a reading of the complete resolution or ordinance and unless there is a request by a Councilmember that the resolution or ordinance be read in full, further reading of the resolution or ordinance shall be deemed waived by unanimous consent of the Council.

CONSENT CALENDAR - Items considered routine in nature are to be placed upon the Consent Calendar. They will all be considered and voted upon in one vote as one item unless a Councilmember requests individual consideration. A Councilmember's vote in favor of the Consent Calendar is considered and recorded as a separate affirmative vote in favor of each action listed. Motions in favor of adoption of the Consent Calendar are deemed to include a motion to waive the reading of any ordinance or resolution on the Consent Calendar. For adoption of ordinances, only those that have received a unanimous vote upon introduction are considered Consent items.

1. Administration - Approval - Minutes from the March 11, 2024, Council Meeting.
2. Planning and Development Services – Approval – Res. 24-____, A Resolution amending the 2023-2024 Community Investment Program Budget; and Approval - Bid Award for CIP 23-13 Bullard Avenue Street Improvements authorizing the City Manager to Execute the Contract on behalf of the City.
3. Public Utilities – Approval – Res. 24-____, A Resolution Initiating Proceedings for the Annual Levy of Assessments for Landscape Maintenance District No. 1.
4. Public Utilities – Approval – Waive Formal Bidding Requirements and Authorize the Purchase of One 2023 Workhorse W4CC Class 4 Battery-Powered Fully Electric Truck from Kingsburg Truck Sales in the Total Amount of \$159,911.55.
5. Public Utilities – Approval – Award a Contract to Raftelis to Complete a Water Rate Study and Provide Consultation Services as Needed in an Amount Not to Exceed \$76,320; and Authorize the City Manager to Execute a Consultant Services Agreement on Behalf of the City.

PUBLIC HEARINGS - A public hearing is an open consideration within a regular or special meeting of the City Council, for which special notice has been given and may be required. When a public hearing is continued, noticing of the adjourned item is required as per Government Code 54955.1.

6. Consider items associated with approximately 155 acres of land located on the north side of Shepherd Avenue, between N. Sunnyside and N. Fowler Avenues. Great Bigland, LP., owner/ applicant; Harbour and Associates, representative.

- a. Consider Approval - Res. 24-____, A Resolution of the Clovis City Council: (1) Certifying the Final Environmental Impact Report for the Shepherd North Project; (2) Adopting CEQA Findings of Fact and a Statement of Overriding Consideration; and (3) Adopting a Mitigation Monitoring and Reporting Program.
- b. Consider Approval – Res. 24-____, A Resolution of the Clovis City Council approving a request to expand the City’s Sphere of Influence to include approximately 155 acres of land.
- c. Consider Approval - Res. 24-____, GPA2021-006, A Resolution of the Clovis City Council approving a request to amend the circulation element of the General Plan to allow for the placement of a Shepherd Avenue access point on the north side of Shepherd Avenue, between N. Sunnyside and N. Fowler Avenues.
- d. Consider Approval - Res. 24-____, GPA2021-005, A Resolution of the Clovis City Council approving a request to amend the land use element of the General Plan for the Development Area (approximately 77 acres) from the Rural Residential land use designation to the Medium-High Density Residential land use designation.
- e. Consider Introduction - Ord. 24-____, R2021-009, An Ordinance of the Clovis City Council approving a request to prezone property within the Development Area (approximately 77 acres) of the Project site from the Fresno County AL20 Zone District to the Clovis R-1-PRD Zone District.
- f. Consider Approval - Res. 24-____, TM6205, A Resolution of the Clovis City Council approving a request to approve a vesting tentative tract map for a 605-lot single-family planned residential development.
- g. Consider Approval - Res. 24-____, PDP2021-004, A Resolution of the Clovis City Council approving a request to approve a planned development permit for a 605-lot single-family residential development.
- h. Consider Approval - Res. 24-____, RO307, A Resolution of the Clovis City Council approving Application for the Annexation of the Territory known as the Shepherd-Sunnyside Northeast Reorganization for the Development Area (approximately 77 acres).
- i. Consider Approval - Res. 24-____, A Resolution of the Clovis City Council approving an amendment to the 2017 Amended and Restated Memorandum of Understanding between the County of Fresno and City of Clovis regarding a Sphere of Influence Expansion to add approximately 155 acres and the Standards of Annexation to address the annexation of approximately 77 acres of property (Shepherd-Sunnyside Northeast Reorganization).

Staff: George González, Senior Planner
Recommendation: Approve

7. Consider Approval - Res. 24-____, A resolution accepting and authorizing the submission of the 2023 General Plan Annual Progress Report, including the 2023 Housing Element Annual Progress Report to the Governor's Office of Planning and Research and the California Department of Housing and Community Development.

Staff: Dave Merchen, City Planner/ Lily Cha, Senior Planner
Recommendation: Approve

COUNCIL ITEMS

8. Consider Approval – Change of Council Meeting Schedule.

Staff: John Holt, City Manager
Recommendation: Approve

CITY MANAGER COMMENTS

COUNCIL COMMENTS

ADJOURNMENT

FUTURE MEETINGS

Regular City Council Meetings are held at 6:00 P.M. in the Council Chamber. The following are future meeting dates:

Apr. 1, 2024 (Mon.) (To be Cancelled)
Apr. 8, 2024 (Mon.)
Apr. 15, 2024 (Mon.)
May 6, 2024 (Mon.)