

CLOVIS PLANNING COMMISSION MINUTES
January 25, 2024

A meeting of the Clovis Planning Commission was called to order at 6:00 p.m. by Chair Antuna in the Clovis Council Chamber.

Flag salute led by Commissioner Hebert

Present: Commissioners Bested, Hatcher, Hebert, Hinkle, Chair Antuna

Absent: None

Staff: Dave Merchen, City Planner
George Gonzalez, Senior Planner
McKencie Perez, Senior Planner
Joyce Roach, Planning Technician II
Sean Smith, Supervising Civil Engineer
Sarai Yanovsky, Civil Engineer
Matt Lear, City Attorney

MINUTES – 6:02

ITEM 1 – APPROVED.

Motion by Commissioner Hinkle, seconded by Commissioner Bedsted, to approve the December 14, 2023, minutes. Motion carried by unanimous consent.

COMMISSION SECRETARY – 6:03

None.

PLANNING COMMISSION MEMBERS COMMENTS – 6:03

None.

PUBLIC COMMENTS – 6:03

None.

PUBLIC HEARINGS

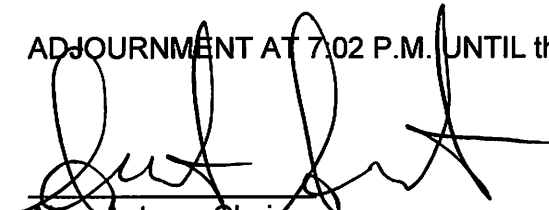
ITEM 1A – 6:04 – APPROVED - **RES. 24-01**, A RESOLUTION TO RECOMMEND THE CITY COUNCIL ADOPT AN ENVIRONMENTAL FINDING OF A MITIGATED NEGATIVE DECLARATION FOR GENERAL PLAN AMENDMENT 2023-002 AND REZONE 2023-002; ITEM 1B – APPROVED - **RES. 24-02, GPA2023-002**, A RESOLUTION TO RECOMMEND THE CITY COUNCIL APPROVE AN AMENDMENT TO THE GENERAL PLAN TO RE-DESIGNATE THE SUBJECT PROPERTY FROM THE LOW DENSITY RESIDENTIAL (2.1-4.0 DWELLING UNITS PER ACRE) AND OPEN SPACE DESIGNATIONS TO THE HIGH DENSITY RESIDENTIAL (15.1-30.0 DWELLING UNITS PER ACRE) DESIGNATION; AND ITEM 1C – APPROVED - **RES. 24-03, R2023-002**, A RESOLUTION TO RECOMMEND THE CITY COUNCIL APPROVE A REZONE OF THE SUBJECT PROPERTY FROM THE R-A (SINGLE-FAMILY RESIDENTIAL VERY LOW DENSITY) ZONE DISTRICT TO THE R-3 (MULTIFAMILY HIGH DENSITY) ZONE DISTRICT.

Motion by Commissioner Hatcher, seconded by Commissioner Bedsted, for the Planning Commission to approve **Resolution 24-01**, a resolution recommending that the City Council adopt an environmental finding of a Mitigated Negative Declaration for General Plan Amendment 2023-002 and Rezone 2023-002. Motion carried by unanimous consent.

Motion by Commissioner Hatcher, seconded by Commissioner Bedsted, for the Planning Commission to approve **Resolution 24-02**, a resolution recommending that the City Council approve an amendment to the General Plan to re-designate the subject property from the Low Density Residential (2.1-4.0 DU/Ac) and Open Space designations to the High Density Residential (15.1-30.0 DU/Ac) designation. Motion carried by unanimous consent.

Motion by Commissioner Hatcher, seconded by Commissioner Hinkle, for the Planning Commission to approve **Resolution 24-03**, a resolution recommending that the City Council approve a rezone of the subject property from the R-A (Single-Family Residential Very Low Density) Zone District to the R-3 (Multifamily High Density Residential) Zone District. Motion carried by unanimous consent.

ADJOURNMENT AT 7:02 P.M. UNTIL the Planning Commission meeting on February 22, 2024.



Alma Antuna, Chairperson