



CITY of CLOVIS

AGENDA • CITY COUNCIL MEETING

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

November 16, 2020

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.

SPECIAL NOTICE REGARDING PUBLIC PARTICIPATION DUE TO COVID-19

Given the current Shelter-in-Place Order covering the State of California and the Social Distance Guidelines issued by Federal, State, and Local Authorities, the City is implementing the following changes to participate in Council meetings until notified otherwise. The Council chambers will be open to the public but we will be implementing social distancing policies and will limit the number of people who may be in the Council chambers. Face masks are required to attend. We are encouraging residents to participate virtually following the directions below. If you are sick, please do not attend the meeting. Any member of the City Council may participate from a remote location by teleconference.

- The meeting will be webcast and accessed at: <https://cityofclovis.com/government/city-council/city-council-agendas/>

Written Comments

- Members of the public are encouraged to submit written comments at: <https://cityofclovis.com/government/city-council/city-council-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.

Verbal Comments

- If you wish to speak to the Council on an item by telephone, you should contact the City Clerk at (559) 324-2060 no later than 4:00 p.m. the day of the meeting.
- You will be asked to provide your name, phone number, and your email. You will be emailed instructions to log into Webex to participate in the meeting. Staff recommends participants log into the Webex at 5:30 p.m. the day of the meeting to perform an audio check.
- All callers will be placed on mute, and at the appropriate time for your comment your microphone will be unmuted.
- You will be able to speak to the Council for up to three (3) minutes.

Webex Participation

- Reasonable efforts will be made to allow written and verbal comment from a participant communicating with the host of the virtual meeting. To do so, a participant will need to chat with the host and request to make a written or verbal comment. The host will make reasonable efforts to make written and verbal comments available to the City Council. Due to the new untested format of these meetings, the City cannot guarantee that these written and verbal comments initiated via chat will occur. Participants desiring to make a verbal comment via chat will need to ensure that they accessed the meeting with audio transmission capabilities.

CALL TO ORDER

FLAG SALUTE - Councilmember Ashbeck

ROLL CALL

PRESENTATIONS/PROCLAMATIONS

1. Presentation of Proclamation declaring November 28, 2020 as "Small Business Saturday".

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.

2. Administration - Approval – Award the Request for Proposals to Zones for the purchase of seventeen (17) Mobile Data Computers.
3. Finance – Receive and File – Investment Report for the Month of August 2020.
4. Finance – Receive and File – Treasurer's Report for the Month of August 2020.
5. General Services – Approval – Res. 20___, Amending the City's FY 2020-2021 Position Allocation Plan by adding one (1) Management Analyst Position within the Police Department.

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 Approval - Res. 20-___, GPA2020-004, A request to amend the text of the Shaw Avenue Specific Plan to permit drive-through uses. City of Clovis, applicant.

Staff: Ricky Caperton, AICP, Senior Planner
Recommendation: Approve

7. Consider Approval – Res. 20-___, A request to approve the site layout and design of the Loma Vista Village Green, an approximately 7-acre park that is located north of Gettysburg Avenue between DeWolf and Leonard Avenues. City of Clovis, applicant.

Staff: Lily Cha, Associate Planner
Recommendation: Approve

COUNCIL ITEMS

8. Consider Approval – Change of City Council Meeting Schedule.

Staff: Luke Serpa, City Manager
Recommendation: Approve

9. Consider – Consideration of Design of City of Clovis Flag.

Staff: Mayor Bessinger
Recommendation: Consider

WORKSHOP - For the Clovis City Council to conduct a workshop to discuss the impact on ongoing City operations during the COVID-19 State of Emergency as declared by the Federal Government, State of California, County of Fresno, and City of Clovis; and to explore actions the City may take in response to the crisis.

CITY MANAGER COMMENTS

COUNCIL COMMENTS

CLOSED SESSION - A “closed door” (not public) City Council meeting, allowed by State law, for consideration of pending legal matters and certain matters related to personnel and real estate transactions.

- 10. Government Code Section 54956.9
CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION
Significant Exposure to Litigation Pursuant to Paragraph (2) or (3) of Subdivision (d) of Section 54956.9
1 case

ADJOURNMENT

MEETINGS AND KEY ISSUES

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

- Dec. 7, 2020 (Mon.)
- Dec. 14, 2020 (Mon.)
- Dec. 21, 2020 (Mon.) (To be Cancelled)
- Jan. 4, 2021 (Mon.)
- Jan. 11, 2021 (Mon.)
- Jan. 19, 2021 (Tue.)

CITY *of* CLOVIS
PROCLAMATION

**RECOGNIZING NOVEMBER 28, 2020 AS
 SMALL BUSINESS SATURDAY**

WHEREAS, the government of Clovis, California celebrates our local small businesses and the contributions they make to our local economy and community; according to the United States Small Business Administration, there are 30.7 million small businesses in the United States, they represent 99.7% of all firms with paid employees in the United States, are responsible for 64.9% of net new jobs created from 2000 to 2018; and

WHEREAS, small businesses employ 47.3% of the employees in the private sector in the United States, 62% of U.S. small businesses reported that they need to see consumer spending return to pre-COVID levels by the end of 2020 in order to stay in business, 65% of U.S. small business owners said it would be most helpful to their business to have their "regulars" return and start making purchases again, and three-quarters of U.S. consumers are currently looking for ways to Shop Small and support their community; and

WHEREAS, 96% of consumers who shopped on Small Business Saturday agree that shopping at small, independently-owned businesses supports their commitment to making purchases that have a positive social, economic, and environmental impact and 97% of consumers who shopped on Small Business Saturday agree that small businesses are essential to their community; and

WHEREAS, 95% of consumers who shopped on Small Business Saturday reported the day makes them want to shop or eat at small, independently-owned businesses all year long, not just during the holiday season; and

WHEREAS, Clovis, California supports our local businesses that create jobs, boost our local economy, and preserve our communities; and

WHEREAS, advocacy groups, as well as public and private organizations, across the country have endorsed the Saturday after Thanksgiving as Small Business Saturday.

NOW, THEREFORE, BE IT RESOLVED, that the Council of the City of Clovis, California, hereby proclaims November 28, 2020, as:

SMALL BUSINESS SATURDAY

IN WITNESS THEREFORE, I hereunto set my hand and cause the official seal of the City of Clovis to be affixed the 16th day of November, 2020.



Drew M. Benson

 Mayor



CITY *of* CLOVIS

REPORT TO THE CITY COUNCIL

TO: Mayor and City Council

FROM: Administration

DATE: November 16, 2020

SUBJECT: Administration - Approval – Award the Request for Proposals to Zones for the purchase of seventeen (17) Mobile Data Computers.

ATTACHMENTS: None.

CONFLICT OF INTEREST

None

RECOMMENDATION

For the City Council to Award the Request for Proposals to Zones for the purchase of seventeen (17) Mobile Data Computers in the amount of \$91,337.94.

EXECUTIVE SUMMARY

Included in the 2020-2021 Budget are funds to purchase replacement Mobile Data Computers (MDCs). The MDCs are to provide connectivity with various applications used to provide needed information and to increase efficiencies to perform their jobs in the field.

Staff went out with a Request for Proposals (RFP) from vendors using the City's online bidding system on October 20, 2020 and received 5 responses. Zones submitted the lowest priced proposal.

BACKGROUND

Every police vehicle is outfitted with a Mobile Data Computers (MDC) to receive and send information on calls assigned to the officer.

In an effort to better serve the public by keeping officers on the street doing their duties, all MDCs are being standardized to a laptop configuration. This is consistent with what other public safety agencies across the nation have adopted. Utilizing laptop computers have helped achieve the following benefits:

- Reduced amount of down time.
- Easier to exchange laptops from one vehicle to the next.
- Repair costs have been greatly reduced.
- Has reduced cost of deployment.
- Allowed for consistent environmental conditions for computers.

Staff requested proposals from vendors using the City’s online bidding system on October 20, 2020. There were 237 vendors notified and staff received five (5) responses.

To ensure an “apples to apples” comparison of the proposals, and to not exceed available funding, staff requested pricing on fifteen (15) Panasonic Toughbook laptops. The total cost for the fifteen units include a five-year warranty, tax and shipping.

The pricing is as follows:

Vendor	Units	Total
Zones	15	\$80,592.30
Hypertec	15	\$81,943.80
SCW	15	\$81,286.31
Rugged Depot	15	\$83,232.53
Howard Technology	15	\$83,937.99

Based on the above comparison and available funding, staff is recommending the purchase of seventeen (17) Panasonic Toughbook laptops for an amount of \$91,337.94.

Vendor	Units	Total
Zones	17	\$91,337.94

Zones submitted the lowest priced responsible proposal including having the lowest per unit cost.

FISCAL IMPACT

There are sufficient funds allocated in the Information Technology Division budget for the purchase of these Panasonic Toughbook laptops.

REASON FOR RECOMMENDATION

The City has standardized on Panasonic Laptops for vehicles as they have proven to be very reliable and able to stand up to the rigors of the mobile work environment.

ACTIONS FOLLOWING APPROVAL

The City will purchase the budgeted Panasonic Laptops. As the Laptops arrive, they will be setup and installed in the vehicles for immediate use.

Prepared by: Jesse Velez, I.T. Manager

Reviewed by: City Manager *JH*



CITY *of* CLOVIS

REPORT TO THE CITY COUNCIL

TO: Mayor and City Council

FROM: Finance Department

DATE: November 16, 2020

SUBJECT: Finance – Receive and File – Investment Report for the Month of August 2020.

ATTACHMENTS:

1. Distribution of Investments
2. Monthly Investment Transactions
3. Certificates of Deposit
4. Graph of August 31, 2020 Treasury Rates

Attached is the Investment Report for the month of August 2020. Shown in Attachment 1 is the distribution of investments which lists all the individual securities owned by the City with the book and market values. Book value is the actual price paid for the investment. Market value is the amount that the investment is worth if sold in the open market. The market value (which fluctuates daily) that is used in the report is as of the last working day of the month. Attachment 2 reflects the monthly investment transactions for the month of August 2020. Attachment 3 lists the certificates of deposit. Attachment 4 is a graph of Treasury rates on August 31, 2020.

The investment of the City's funds is performed in accordance with the adopted Investment Policy. Funds are invested with the following objectives in mind:

1. Assets are invested in adherence with the safeguards and diversity of a prudent investor.
2. The portfolio is invested in a manner consistent with the primary emphasis on preservation of the principal, while attaining a high rate of return consistent with this guideline. Trading of securities for the sole purpose of realizing trading profits is prohibited.
3. Sufficient liquidity is maintained to provide a source for anticipated financial obligations as they become due.

4. Investments may be made, consistent with the Investment Policy Guidelines, in fixed income securities maturing in three years or less and can be extended to five years with the City Manager's approval.

The Finance Department invests the City's assets with an expectation of achieving a total rate of return at a level that exceeds the annualized rate of return on short-term government guaranteed or insured obligations (90-day Treasury bills) and to assure that the principal is preserved with minimal risk of depreciation or loss. In periods of rising interest rates, the City of Clovis portfolio return may be less than that of the annualized 90-day Treasury bill. In periods of decreasing interest rates, the City of Clovis portfolio return may be greater than the annualized 90-day Treasury bill. The current 90-day Treasury bill rate (annualized) is 1.00%. The rate of return for the City of Clovis portfolio is 1.44%. The goal for the City of Clovis investment return is 120% of the 90-day Treasury bill rate. The current rate of return is 144% of the Treasury bill rate.

In accordance with the Investment Policy, the investment period on each investment does not exceed three years and can be extended to five years with the City Manager's approval. As of August 2020 the average investment life of the City's investment portfolio is 1.00 years.

Current Investment Environment and Philosophy

During the month of August 2020, the federal funds rate remained at 0.00%-0.25%. On August 31, 2020, the Treasury yield curve increased from 3-month to 10-year notes.

Certificates of Deposit (CD's)

The City purchases both negotiable and non-negotiable Certificates of Deposit (CD's). Although negotiable CD's can be traded, it is the City's policy to buy and hold all CD's. Negotiable CD's are held by U.S. Bank, a third party custodian. Non-negotiable CD's are held in the City's safe.

Purchases and Maturities

- 0 government securities were purchased.
- 0 government securities were called or matured.
- 0 certificates of deposit were purchased.
- 1 certificate of deposit totaling \$250,000 matured.

Market Environment

- During August, the federal funds rate remained at 0.00%-0.25%.
- On August 31, the yield curve increased from 3-month to 10-year notes. See Attachment 4, Graph of Treasury Rates on August 31, 2020.

Prepared by: Jeffrey Blanks, Deputy Finance Director

Reviewed by: City Manager LS

**City of Clovis
Distribution of Investments
As of August 31, 2020**

AGENDA ITEM NO. 3.

	<u>COST</u>	<u>NET BOOK VALUE</u>	<u>MARKET VALUE *</u>	<u>YIELD TO MATURITY</u>	<u>STATED INTEREST RATE</u>	<u>INVEST DATE</u>	<u>MATURITY DATE</u>	<u>DAYS TO MATURITY FROM 8/31/2020</u>
<u>GOV'T SECURITIES</u>								
FHLMCMTN	2,477,875	2,494,499	2,525,550	2.375%	2.375%	08/02/18	02/16/21	169
FAMCMTN	2,502,236	2,500,639	2,539,550	2.650%	2.650%	06/28/18	04/19/21	231
FHLB	2,568,983	2,522,121	2,568,125	3.625%	3.625%	06/28/18	06/11/21	284
FAMCMTN	3,000,000	3,000,000	3,074,370	2.750%	2.750%	09/06/18	08/17/21	351
FFCB	1,998,520	1,999,424	2,049,940	2.700%	2.700%	09/06/18	08/27/21	361
FFCB	2,490,878	2,496,228	2,570,050	2.850%	2.850%	10/05/18	09/20/21	385
FFCB	2,500,200	2,500,098	2,585,600	2.800%	2.800%	12/17/18	12/17/21	473
FAMCMTN	2,999,400	2,999,533	3,055,050	1.520%	1.520%	01/23/20	01/10/22	497
FHLMCMTN	6,129,600	6,084,008	6,183,600	2.375%	2.375%	08/30/19	01/13/22	500
FHLB	12,110,520	12,065,092	12,427,320	2.500%	2.500%	04/25/19	03/11/22	557
FFCB	5,979,668	5,971,413	6,158,349	2.280%	2.280%	03/28/19	03/28/22	574
FFCB	6,017,400	6,011,471	6,181,320	1.875%	1.875%	06/27/19	06/14/22	652
FAMCMTN	6,024,900	6,016,905	6,188,580	1.950%	1.950%	07/25/19	06/21/22	659
FFCB	3,005,250	3,004,115	3,084,600	1.625%	1.625%	11/27/19	08/22/22	721
FHLB	6,065,100	6,049,947	6,226,920	2.000%	2.000%	10/31/19	09/09/22	739
FFCB	2,984,460	2,987,660	3,073,980	1.375%	1.375%	11/27/19	10/11/22	771
FFCB	5,008,500	5,007,140	5,147,300	1.600%	1.600%	01/23/20	10/13/22	773
FHLB	8,045,600	8,037,454	6,745,960	1.875%	1.875%	12/19/19	12/09/22	830
FHLB	5,047,500	5,040,314	6,745,960	1.875%	1.875%	01/23/20	12/09/22	830
FAMCMTN	8,544,965	8,539,878	8,741,400	1.350%	1.350%	02/27/20	02/27/23	910
FHLB	13,579,800	13,528,214	9,438,300	2.125%	2.125%	03/26/20	03/10/23	921
FHLB	5,255,000	5,240,101	9,438,300	2.125%	2.125%	04/30/20	03/10/23	921
SECURITIES TOTAL	<u>\$ 114,336,354</u>	<u>\$ 114,096,254</u>	<u>\$116,750,124</u>					
LAIF		<u>\$ 73,948,977</u>	<u>\$ 73,948,977</u>					
MONEY MARKET (Rabo)		<u>\$ -</u>	<u>\$ -</u>					
Sweep Account (Union Bank)		<u>\$ 19,124,513</u>	<u>\$ 19,124,513</u>					
TOTAL CD'S		<u>\$ 10,740,000</u>	<u>\$ 11,057,740</u>					
TOTAL INVESTMENTS		<u>\$ 217,909,744</u>	<u>\$ 220,881,354</u>					

* Market values for securities obtained from US Bank.

City of Clovis
Monthly Investment Transactions
As of August 31, 2020

AGENDA ITEM NO. 3.

Institution	Description	Activity	Amount	Market Value	Rate	Activity Date	Maturity Date
Mb Financial Bank	CD	Maturity	250,000	250,000	1.800%	08/10/20	08/10/20

PORTFOLIO DATA

Current Month (08/20)

	<u>Book</u>	<u>Market</u>
CD'S	\$ 10,740,000	\$ 11,057,740
Gov't Securities*	114,096,254	116,750,124
LAIF	73,948,977	73,948,977
Sweep Account (Union Bank)	19,124,513	19,124,513
TOTAL	\$ 217,909,744	\$220,881,354

Prior Month (07/20)

	<u>Book</u>	<u>Market</u>
CD'S	\$10,990,000	\$11,321,401
Gov't Securities*	114,096,254	116,866,232
LAIF	73,948,977	73,948,977
Sweep Account (Union Bank)	21,300,109	21,300,109
TOTAL	\$220,335,340	\$223,436,719

Three Months Previous (05/20)

	<u>Book</u>	<u>Market</u>
CD'S	\$11,740,000	\$12,085,812
Gov't Securities*	116,836,354	119,604,833
LAIF	65,702,820	65,702,820
Sweep Account (Union Bank)	41,958,882	41,958,882
TOTAL	\$236,238,056	\$239,352,347

Six Months Previous (02/20)

	<u>Book</u>	<u>Market</u>
CD'S	\$10,975,000	\$11,106,033
Gov't Securities*	118,866,781	120,550,255
LAIF	65,373,805	65,373,805
Sweep Account (Union Bank)	18,403,807	18,403,807
TOTAL	\$213,619,393	\$ 215,433,900

One Year Previous (08/19)

	<u>Book</u>	<u>Market</u>
CD'S	\$11,940,000	\$12,041,843
Gov't Securities*	130,255,007	131,185,573
LAIF	65,000,000	65,000,000
Sweep Account (Union Bank)	2,281,138	2,281,138
TOTAL	\$209,476,145	\$210,508,554

*Adjusted Quarterly for Premium/Discount Amortization

**City of Clovis
Certificates of Deposit
As of August 31, 2020**

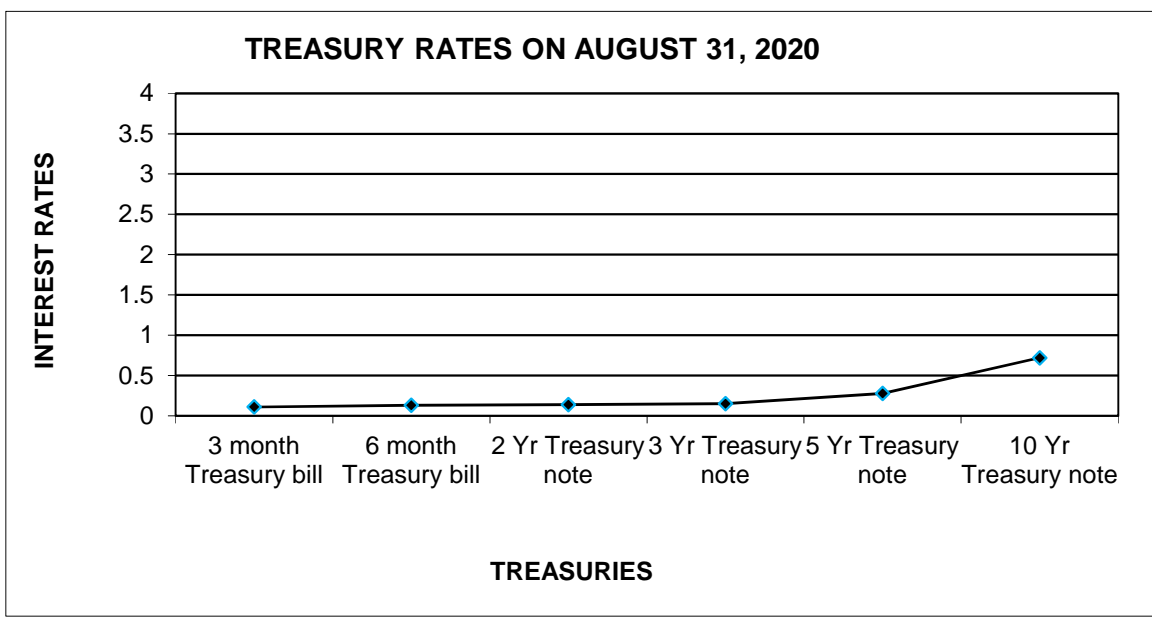
AGENDA ITEM NO. 3.

Negotiable CDs	COST	MARKET PRICE	INTEREST RATE	INVEST DATE	MATURITY DATE	MATURITY FROM 08/31/20	INTEREST FREQUENCY
East Boston Svgs Bk Boston Ma	250,000	250,340.00	1.800%	09/28/17	09/28/20	28	MONTHLY
Eagle Bank	250,000	250,492.50	2.500%	03/29/19	09/29/20	29	QUARTERLY
Medallion Bk Salt Lake City Utah	250,000	250,362.50	1.850%	09/29/17	09/29/20	29	MONTHLY
Illinois Cmnty	250,000	251,207.50	2.000%	11/28/17	11/30/20	91	MONTHLY
Merrick Bank	250,000	253,250.00	2.550%	03/09/18	03/09/21	190	MONTHLY
Towne Bank	250,000	254,320.00	2.700%	04/27/18	04/27/21	239	MONTHLY
Citibank	250,000	255,197.50	2.900%	05/22/18	05/24/21	266	MONTHLY
University Of Iowa Cmnty Fcu	250,000	255,255.00	2.900%	05/24/18	05/28/21	270	MONTHLY
BMW Bank North America	250,000	255,795.00	3.000%	06/15/18	06/15/21	288	MONTHLY
Connectone Bk Englewood Cliffs	250,000	255,775.00	3.000%	06/15/18	06/15/21	288	MONTHLY
Bar Harbor Bank Trust	250,000	256,047.50	3.000%	06/29/18	06/29/21	302	MONTHLY
Keesler Fed Cr Un	250,000	257,352.50	3.050%	02/20/19	08/30/21	364	QUARTERLY
Ubs Bank Usa	250,000	259,157.50	3.200%	11/07/18	11/08/21	434	MONTHLY
Mountain America Fd Credit	250,000	259,305.00	3.200%	11/15/18	11/15/21	441	MONTHLY
Wells Fargo	250,000	259,932.50	3.000%	01/18/19	01/18/22	505	MONTHLY
Goldman Sachs Bk USA Ny	245,000	254,709.35	2.800%	02/20/19	02/22/22	540	QUARTERLY
Tiaa FSB Jacksonville Fla	245,000	254,893.10	2.850%	02/28/19	02/22/22	540	QUARTERLY
Comenity Capital Bank	250,000	260,022.50	2.550%	04/30/19	04/29/22	606	QUARTERLY
Synchrony Bank	250,000	259,897.50	2.450%	05/17/19	05/17/22	624	QUARTERLY
First State Bank of Dequeen	250,000	258,070.00	2.000%	07/26/19	05/26/22	633	QUARTERLY
Flagstar Bank	250,000	260,522.50	2.500%	06/12/19	06/13/22	651	QUARTERLY
Capital One Bank	250,000	259,955.00	2.350%	06/19/19	06/20/22	658	QUARTERLY
Morgan Stanley Bk	250,000	259,295.00	2.100%	07/25/19	07/25/22	693	QUARTERLY
Capital One Bank	250,000	259,717.50	2.150%	08/07/19	08/08/22	707	QUARTERLY
Everbanke USA Salt Lake City	250,000	259,232.50	2.050%	08/07/19	08/08/22	707	QUARTERLY
Raymond James Bank	250,000	258,675.00	1.900%	08/23/19	08/23/22	722	QUARTERLY
Ally Bank	250,000	258,675.00	1.850%	09/19/19	09/19/22	749	QUARTERLY
Usalliance Federal Credit Union	250,000	259,317.50	2.850%	09/30/19	09/30/22	760	QUARTERLY
Morgan Stanley Bank	250,000	258,980.00	2.100%	10/17/19	10/17/22	777	MONTHLY
Lafayette Fed Cr Un	250,000	258,525.00	1.700%	11/22/19	11/22/22	813	MONTHLY
Live Oak Banking Co.	250,000	259,002.50	1.750%	12/11/19	12/12/22	833	QUARTERLY
Wells Fargo Natl Bk West	250,000	259,297.50	1.800%	12/13/19	12/13/22	834	QUARTERLY
Valley Cent Svgs Bk	250,000	259,052.50	1.700%	01/15/20	01/17/23	869	QUARTERLY
Sallie Mae Bank	250,000	260,327.50	1.900%	01/23/20	01/23/23	875	QUARTERLY
Servisfirst Bank	250,000	258,760.00	1.600%	02/21/20	02/21/23	904	MONTHLY
Celtic Bank	250,000	258,637.50	1.550%	03/13/20	03/13/23	924	MONTHLY
Axos Bank	250,000	258,755.00	1.550%	03/26/20	03/27/23	938	MONTHLY
Nicolet Natl Bank	250,000	255,545.00	0.900%	03/27/20	03/27/23	938	MONTHLY
Centerstate Bank	250,000	254,590.00	0.900%	03/30/20	03/30/23	941	MONTHLY
Bank Leumi	250,000	258,132.50	1.450%	03/31/20	03/31/23	942	MONTHLY
Discover Bank	250,000	258,155.00	1.350%	04/02/20	04/03/23	945	MONTHLY
Berkshire Bank	250,000	257,220.00	1.300%	04/08/20	04/06/23	948	MONTHLY
American Express	250,000	255,987.50	1.100%	04/21/20	04/21/23	963	MONTHLY
Negotiable CD TOTAL	<u>\$ 10,740,000</u>	<u>\$ 11,057,740</u>					
CD TOTAL	<u>\$ 10,740,000</u>	<u>\$ 11,057,740</u>					

**CITY OF CLOVIS
FINANCE DEPARTMENT
AUGUST 31, 2020 TREASURY RATES**

Treasury Rates as of August 31, 2020

3 month Treasury bill	0.11
6 month Treasury bill	0.13
2 Yr Treasury note	0.14
3 Yr Treasury note	0.15
5 Yr Treasury note	0.28
10 Yr Treasury note	0.72



As indicated in the above graph, treasuries increase from 3-month to 10-year notes.



CITY *of* CLOVIS

REPORT TO THE CITY COUNCIL

TO: Mayor and City Council

FROM: Finance Department

DATE: November 16, 2020

SUBJECT: Finance – Receive and File – Treasurer’s Report for the Month of August 2020.

ATTACHMENTS:

1. Summary of Cash Balances
2. Summary of Investment Activity
3. Investments with Original Maturities Exceeding One Year

Attached for the Council’s information is the Treasurer’s Report for the month ended August 31, 2020.

Pursuant to Section 41004 of the Government Code of the State of California, the City Treasurer is required to submit a monthly report of all receipts, disbursements and fund balances. Attachment 1 provides a summary of the beginning balance, total receipts, total disbursements, ending balance for all funds, and a listing, by fund, of all month end fund balances. Attachment 2 summarizes the investment activity for the month and distribution, by type of investment, held by the City. Attachment 3 lists all investments with original maturities exceeding one year as of the month ended August 31, 2020.

Prepared by: Jeffrey Blanks, Deputy Finance Director

Reviewed by: City Manager LS

City of Clovis
Statement of Cash Balances
As of August 31, 2020

Previous Balance	\$	5,465,949.99
Deposits		20,387,972.29
Disbursements		(21,794,660.46)
Current Balance	\$	4,059,261.82

FUNDS	BALANCE
100 General Fund	\$ 7,398,046.84
201 Local Transportation	10,064,377.92
202 Parking and Business Improvements	72,037.86
203 Off Highway Use	69,847.77
205 Senior Citizen Memorial Trust	53,712.44
207 Landscape Assessment District	4,984,122.60
208 Blackhorse III (95-1) Assessment District	131,974.83
301 Park & Recreation Acquisition	7,758,768.27
305 Refuse Equipment Reserve	1,509,278.86
310 Special Street Deposit Fund	23,588,537.78
313 Successor Agency	659,486.51
314 Housing Successor Agency	1,690,293.67
402 1976 Fire Bond Redemption	25,475.23
404 1976 Sewer Bond Redemption Fund	402,898.28
501 Community Sanitation Fund	15,106,666.79
502 Sewer Service Fund	34,550,730.78
504 Sewer Capital Projects-Users	1,025,217.48
506 Sewer Capital Projects-Developer	690,876.87
507 Water Service Fund	48,687,380.33
508 Water Capital Projects-Users	6,978,016.26
509 Water Capital Projects-Developer	6,680,752.52
515 Transit Fund	3,076,793.27
540 Planning & Development Services	15,768,430.66
601 Property & Liability Insurance	1,319,006.91
602 Fleet Maintenance	11,191,809.34
603 Employee Benefit Fund	2,150,103.41
604 General Government Services	15,995,898.46
701 Curb & Gutter Fund	159,312.54
702 Sewer Revolving Fund	(546,591.16)
703 Payroll Tax & Withholding Fund	1,345,591.69
712 Temperance/Barstow Assmt Dist (98-1)	75,190.96
713 Shepherd/Temperance Assmt Dist (2000-1)	5,695.39
715 Supp Law Enforcement Serv	(474.31)
716 Asset Forfeiture	72,681.08
720 Measure A-Public Safety Facility Tax	410.93
736 SA Admin Trust Fund	1,421.40
741 SA Debt Service Trust Fund	(775,912.93)
747 Housing Successor Trust Fund	1,137.98
SUBTOTALS	\$ 221,969,005.51
999 Invested Funds	(217,909,743.69)
TOTAL	\$ 4,059,261.82

City of Clovis
Summary of Investment Activity
For the month of August 31, 2020

<hr/> <hr/>	
Balance of Investments Previous Month End	\$220,335,339.19
<hr/>	
Time Certificates of Deposit Transactions	
Investments	0.00
Withdrawals	(250,000.00)
Total CD Changes	(250,000.00)
Other Changes	
Government Securities	0.00
US Treasury Notes	0.00
Local Agency Investment Fund	0.00
Money Market	0.00
Sweep Account	(2,175,595.50)
Total Other Changes	(2,175,595.50)
Balance of Investments Current Month End	\$ 217,909,743.69

City of Clovis
Distribution of Investments
As of August 31, 2020

<hr/> <hr/>	
Insured CD's	10,740,000.00
Government Securities	114,096,253.25
US Treasury Notes	0.00
Local Agency Investment Fund	73,948,977.10
Money Market	0.00
Sweep Account	19,124,513.34
Investment Total	\$ 217,909,743.69

**City of Clovis
Original Maturities Exceeding One Year
As of August 31, 2020**

Institution	Face Value	Investment Balance At Amortized Cost	Maturity	Stated Rate
FHLMCMTN	2,500,000.00	2,494,499.00	2/16/2021	2.375%
FAMCMTN	2,500,000.00	2,500,639.00	4/19/2021	2.650%
FHLB	2,500,000.00	2,522,121.00	6/11/2021	3.625%
FAMCMTN	3,000,000.00	3,000,000.00	8/17/2021	2.750%
FFCB	2,000,000.00	1,999,424.00	8/27/2021	2.700%
FFCB	2,500,000.00	2,496,228.00	9/20/2021	2.850%
FFCB	2,500,000.00	2,500,098.00	12/17/2021	2.800%
FAMCMTN	3,000,000.00	2,999,533.00	1/10/2022	1.520%
FHLMCMTN	6,000,000.00	6,084,008.00	1/13/2022	2.375%
FHLB	12,000,000.00	12,065,092.00	3/11/2022	2.500%
FFCB	5,960,000.00	5,971,413.00	3/28/2022	2.280%
FFCB	6,000,000.00	6,011,471.00	6/14/2022	1.875%
FAMCMTN	6,000,000.00	6,016,905.00	6/21/2022	1.950%
FFCB	3,000,000.00	3,004,115.00	8/22/2022	1.625%
FHLB	6,000,000.00	6,049,947.00	9/9/2022	2.000%
FFCB	3,000,000.00	2,987,660.00	10/11/2022	1.375%
FFCB	5,000,000.00	5,007,140.00	10/13/2022	1.600%
FHLB	8,000,000.00	8,037,454.00	12/9/2022	1.875%
FHLB	5,000,000.00	5,040,314.00	12/9/2022	1.875%
FAMCMTN	8,500,000.00	8,539,878.00	2/27/2023	1.350%
FHLB	5,000,000.00	5,240,101.00	3/10/2023	2.125%
FHLB	13,000,000.00	13,528,214.00	3/10/2023	2.125%



CITY *of* CLOVIS

REPORT TO THE CITY COUNCIL

TO: Mayor and City Council

FROM: General Services Department

DATE: November 16, 2020

SUBJECT: General Services – Approval – Res. 20___, Amending the City's FY 2020-2021 Position Allocation Plan by adding one (1) Management Analyst Position within the Police Department.

ATTACHMENTS: 1. Resolution 20-_____

CONFLICT OF INTEREST

None

RECOMMENDATION

For City Council to Approve Resolution 20- ____, Amending the City's FY 2020-2021 Position Allocation Plan by adding one (1) Management Analyst position within the Police Department.

EXECUTIVE SUMMARY

Currently, the Police Department is authorized for one (1) Management Analyst position. It is recommended that the City's Position Allocation Plan be amended by adding an additional Management Analyst position for a total of two (2) Management Analyst positions. Council approval is required for changes to the Position Allocation Plan.

BACKGROUND

The Police Department has evaluated the work assignments in the department and has determined the need to add one (1) Management Analyst position. This will more efficiently support the current demands of the department. The Police Department has also determined that it is necessary to have an administrative management position with the capabilities to assist with confidential personnel matters and other administrative management duties. This position allocation change would more effectively support the current requirements of the department. The desired change would result in the need to modify the current City's Position Allocation Plan, which requires Council approval.

FISCAL IMPACT

The fiscal impact of salary and benefits for the remainder of FY 2020-2021 is approximately an additional \$66,000. There are adequate funds in the Police Department budget to cover the costs of this position.

REASON FOR RECOMMENDATION

The addition of one (1) Management Analyst better suits the staffing needs of the Police Department. The change must be reflected in the authorized FY 2020-2021 Police Department position allocation. Modification of the Position Allocation Plan requires Council approval.

ACTIONS FOLLOWING APPROVAL

The position allocation for the Police Department will be modified as noted in Attachment A of Attachment 1. The position vacancy will be filled through the current eligible list.

Prepared by: Lori Shively, Personnel/Risk Manager

Reviewed by: City Manager LS

RESOLUTION 20-__

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CLOVIS
APPROVING AMENDMENTS TO THE CITY'S FY 2020-2021
POSITION ALLOCATION PLAN

The City Council of the City of Clovis resolves as follows:

WHEREAS, the FY 2020-2021 Position Allocation Plan in the Police Department was approved as part of the FY 2020-2021 City budget adoption process; and

WHEREAS, a review of the staffing needs of the City indicates that the addition of one (1) Management Analyst position is necessary in order to provide the administrative management duties necessary for the Police Department; and

WHEREAS, amending the City's adopted FY 2020-2021 Position Allocation Plan requires City Council authorization.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Clovis that the City's FY 2020-2021 Position Allocation Plan shall be amended as noted in Attachment A of Attachment 1 attached.

* * * * *

The foregoing Resolution was introduced and adopted at a regular meeting of the City Council of the City of Clovis held on November 16, 2020 by the following vote to wit:

AYES:

NOES:

ABSENT:

ABSTAIN:

Dated: November 16, 2020

Mayor

City Clerk

POSITION ALLOCATION ADJUSTMENT BY DEPARTMENT FY 2020-2021

DEPARTMENT	NUMBER OF POSITIONS
Police Department	
Add: Management Analyst	1.0



CITY *of* CLOVIS

REPORT TO THE CITY COUNCIL

TO: Mayor and City Council

FROM: Planning and Development Services

DATE: November 16, 2020

SUBJECT: Consider Approval - Res. 20-____, GPA2020-004, A request to amend the text of the Shaw Avenue Specific Plan to permit drive-through uses. City of Clovis, applicant.

Staff: Ricky Caperton, AICP, Senior Planner

Recommendation: Approve

ATTACHMENTS:

1. July 20, 2020 City Council Staff Report
2. Proposed Revisions to the Shaw Avenue Specific Plan
3. Draft Planning Commission Comments
4. Draft Resolution, GPA2020-004

CONFLICT OF INTEREST

None.

RECOMMENDATION

Planning Commission and staff recommend that the City Council approve General Plan Amendment GPA2020-004 amending the Shaw Avenue Specific Plan to permit drive-through uses within its boundary.

EXECUTIVE SUMMARY

The Shaw Avenue Specific Plan (Specific Plan) is a guiding document for the comprehensive development that occurs within its boundaries, which includes the Shaw Avenue corridor from Clovis to Temperance Avenues. In recent years, staff has received multiple inquiries and requests for the addition of drive-through uses in areas covered under the Specific Plan – many of which have been approved by City Council.

As market demands change, along with business models, and turnover of existing retail and other commercial establishments, an increased demand in revitalizing and enhancing existing shopping centers along Shaw Avenue (between Clovis and Temperance Avenues) with the use of drive-through facilities has followed. This has further been exacerbated with the arrival of COVID-19 and the restrictions placed on indoor dining and other distancing requirements.

In response to this shift, coupled with the approvals for the drive-through uses in recent years, staff recommends approval of an update to the Specific Plan to allow for drive-through uses within its boundary.

The Planning Commission considered the GPA2020-004 at its October 22, 2020 meeting and adopted resolutions in support in a 4-0 vote (Commissioner Antuna absent). Additional details summarizing the Planning Commission meeting are provided below under the “Planning Commission Comments” section.

BACKGROUND

The Specific Plan originally dates to 1978, with the last substantive updates adopted in 1994 and 1999. Its specific purpose is to provide for a well-designed boulevard and to prevent Shaw Avenue from being developed as a continuation of the lineal commercial pattern which had become prevalent west of Clovis Avenue. To ensure that a pattern of lineal commercial development was prevented, commercial uses in this area were generally limited to development at a specific commercial center; drive-through establishments and freestanding restaurants were also prohibited. The boundary of the Shaw Avenue Specific Plan is shown below in **Figure 1**.

FIGURE 1
Shaw Avenue Specific Plan Area



The policies prohibiting drive-through establishments were added to the Specific Plan when it underwent a major review and updated in 1994. The policies were incorporated with the intent of discouraging lineal or strip style commercial development which tends to utilize drive-through features more consistently. The policies were envisioned as tools that would be used alongside other land use requirements to help limit the extension of lineal commercial development along the Shaw Avenue Corridor. This is reflected in Policies 11 and 12 in the Specific Plan. Policy number 11 prohibits drive-through uses other than those that are associated with financial institutions.

Policy number 12 prohibits any drive-through facilities directly along the Shaw Avenue frontage. In 1999, the Specific Plan underwent another revision in which Policy 12 was modified to allow for drive-up uses for financial institutions with a conditional use permit (i.e. banks, credit unions, savings and loans, etc.).

Over the last 20 years, the Planning Commission and City Council have deemed it appropriate to allow several exceptions to the prohibition on drive-through uses on a case-by-case basis. As described in more detail below under the “Proposal and Analysis” section of this staff report, since 2005, there have been four (4) drive-through uses approved. A request for a fifth drive-through (Raising Cane’s) was reviewed and approved by the Planning Commission in September, and was approved by the City Council at its October 19, 2020 meeting.

As a result of these recent approvals, staff requested City Council consideration of a resolution allowing for staff to initiate a broader text amendment to the Shaw Avenue Specific Plan to modify the prohibition on drive-through uses within its boundary. On July 20, 2020, City Council adopted Resolution 20-88 directing staff to initiate an amendment to the Specific Plan. The July 20, 2020 Council staff report is provided as **Attachment 1**.

PROPOSAL AND ANALYSIS

Subsequent to the last substantial update of the Specific Plan 25 plus years ago, the surrounding area has developed with residential projects and neighborhood serving commercial uses. In response to changes in land use conditions and market demands over the years, the City deemed it appropriate to approve a series of exceptions to the policies prohibiting businesses with drive-through features.

- On April 12, 1999, the City Council considered and approved a request for a general plan amendment to modify the Specific Plan to permit drive-through uses for financial institutions.
- On November 7, 2005, the City Council considered and approved a request to allow a drive-through window for the Walgreens Pharmacy located at the southwest corner of Fowler and Shaw Avenues.
- On December 17, 2018, the City Council considered and approved a request to allow a drive-through car wash at the northeast corner of Fowler and Shaw Avenues, which is currently under construction.
- On March 16, 2020, the City Council considered and approved a request to allow a drive-through coffee kiosk and a future drive-through use at the southwest corner of Fowler and Shaw Avenues, immediately adjacent to the west of the existing Walgreens Pharmacy.

- On September 24, 2020, the Planning Commission considered and recommended approval to allow a 3,300 square-foot drive-through restaurant (Raising Cane's) at the northwest corner of Shaw and Cole Avenues in the Sierra Pavilion Shopping Center.
- On October 22, 2020, the Planning Commission considered and recommended approval of text amendments to the Shaw Avenue Specific Plan removing the prohibition on drive-through uses within the Specific Plan boundary with approval of a conditional use permit.

As stated earlier, the key objective for the Shaw Avenue Specific Plan was to limit linear extension of commercial development on Shaw east of Clovis Avenue. This objective dovetailed with the City's intent to soften the transition between urban uses on the east edge of the City and the existing and future rural residential uses that developed in the County. Notwithstanding the amendments described above, the Specific Plan has been successful in guiding development as it was intended. Retail development is generally focused on a handful of major intersections with residential and office-related development occupying the majority of the corridor. Today's market conditions generally require that such uses have drive-through components, as customers have become accustomed to the convenience offered by their presence.

There are a few vacant and/or underutilized parcels along the corridor that staff has marketed to various users for five years. The prohibition on drive-through uses has dissuaded the potential developers despite the use being allowed otherwise. The ability to approve a drive-through use along the corridor with a conditional use permit as proposed will increase the marketability and viability of the area. The corridor has even seen some national brands leave to locate in other portions of the City in order to achieve a drive-through use. As stated, the COVID-19 pandemic has accelerated the desire for drive-through services as they have become a critical way to provide service in a socially distanced manner.

While the objectives of the Shaw Avenue Specific Plan have largely been accomplished, along with changes in market conditions and the accomplishment of Specific Plan's primary goals, staff has determined that a policy adjustment to allow for drive-through facilities with a conditional use permit can be supported. The requirement for a conditional use permit would allow the opportunity for the Planning Commission and/or City Council to review drive-through uses on a case-by-case basis. This affords the opportunity to determine if the proposed use is appropriate for a particular site and to condition such uses as appropriate, to ensure compatibility with the surrounding area including safe circulation, and adequate separation from neighboring residential.

If approved and the Specific Plan is amended, drive-through uses along Shaw Avenue would be subject to the drive-through development standards per Clovis Municipal Code (CMC) Section 9.40.090, Drive-in and drive-through facilities. This section of the CMC identifies general development standards for the safe operation of drive-through uses, including minimum drive aisle width, minimum standards for vehicle queuing within a drive-through lane, and drive-through lane screening.

The proposed text revisions to the Shaw Avenue Specific Plan are shown in **Attachment 2**.

Planning Commission Comments

The Planning Commission considered GPA2020-004 on Thursday, October 22, 2020. The Commission recommended approval by a vote of 4-0 (Commissioner Antuna absent). No members of the public spoke regarding the project, nor did the Commissioners raise any concern. The draft Planning Commission minutes for GPA2020-004 are provided in **Attachment 3**.

California Environmental Quality Act (CEQA)

The City of Clovis has completed an environmental review (an assessment of the Project's impact on natural and manmade environments) of the proposed Project, as required by the State of California. The Project has been determined to be exempt from CEQA pursuant to Section 15061(b)(3) of the CEQA Guidelines which is the "common sense exemption" in that the Project is only a policy amendment and that there would be no potential for causing a significant effect on the environment. As stated previously, the area within the Shaw Avenue Specific Plan is mostly developed, thus, it is anticipated that future drive-through uses would consist of in-infill or redevelopment of existing commercial uses. Future drive-through uses would also be subject to a project-level CEQA analysis in which site specific potential environmental effects would be analyzed.

Consistency with 2014 Clovis General Plan Goals and Policies

Staff has evaluated the project in light of the General Plan Land Use goals and policies. The following goals and policies reflect Clovis' desire to maintain Clovis' tradition of responsible planning and well managed growth to preserve the quality of life in existing neighborhoods and ensure the development and redevelopment in a responsible manner. The goals and policies seek to encourage and foster economic opportunities that support jobs for the area. The project would meet these goals and policies by introducing a new use to an existing shopping center and would serve as redevelopment of the site.

Land Use Element:

- Policy 1.2 Open to changes. Be open to potential changes in land use, circulation, and development standards to reposition areas identified in Figure LU-5 if necessary for revitalization and redevelopment.
- Goal 5:** A city with housing, employment, and lifestyle opportunities for all ages and incomes of residents.
- Policy 5.5 Jobs for residents. Encourage development that provides job opportunities in industries and occupations currently underserved in Clovis.

Economic Development Element:

- Goal 3:** Distinctive commercial destinations, corridors, and centers that provide a wide variety of unique shopping, dining, and entertainment opportunities for residents and visitors.
- Goal 5:** A mix of land uses and types of development sufficient to support a fiscally balanced city able to invest in and pay for maintaining and improving public facilities and services and enhancing the quality of life.
- Policy 1.2** Jobs-housing ratio. Improve the city's job-housing ratio by promoting growth in jobs suited to the skills and education of current and future residents with the objective of an equal number of jobs and employed residents.
- Policy 3.2** Convenience goods and services. Encourage businesses providing convenience goods and services to locate in retail centers in neighborhoods and communities throughout the city.

Consistency with Shaw Avenue Specific Plan Goals and Policies

In addition to conformance with many of the stated goals and policies of the 2014 Clovis General Plan, the Project is also consistent with many of the other goals and policies of the Shaw Avenue Specific Plan. These goals and policies are identified below.

The project achieves consistency by redeveloping within an existing shopping center which is in response to demands for the type of use being proposed. The project further provides a redevelopment opportunity of a new building that will be of high quality and fit within the overall character of the area.

- Policy 2:** Commercial uses in this area will generally be limited to specific commercial centers. The development of these commercial centers shall be in response to demonstrated demands.
- Policy 5:** Shaw Avenue from Clovis to Temperance Avenues will be reserved for uses which fit into a landscaped boulevard concept; therefore, a high level of design quality, signing, and landscaping will be required.

FISCAL IMPACT

None.

REASON FOR RECOMMENDATION

The proposal will allow for more opportunities for redevelopment on commercial properties along Shaw Avenue. An amendment to the Shaw Avenue Specific Plan to allow drive-through facilities is reasonable and appropriate, in that the primary objectives of the Specific Plan and its policies have been achieved. Changes in land use patterns and market conditions provide further support for the proposal. For these reasons, Staff recommends that the City Council approve GPA2020-004.

The findings to consider when making a decision on a general plan amendment application include:

General Plan Amendment GPA2020-004

The findings to consider when making a decision on a general plan amendment application include:

1. The proposed amendment is internally consistent with the goals, policies, and actions of the General Plan.

As described above under the General Plan and Shaw Avenue Specific Plan goals and policies, the Project meets many of the stated goals and policies of the applicable planning documents. For example, the Project would serve to provide new jobs and contribute to the economic vitality of the existing shopping center.

2. The proposed amendment would not be detrimental to the public interest, health, safety, convenience, or general welfare of the City.

The Project was determined not to be detrimental to the public interest, health, safety, convenience, or general welfare of the City. Further, the requested action is for a policy change only and no specific projects are proposed under GPA2020-004.

3. There is a compelling reason for the amendment.

The policy change is in response to the several recently approved drive-through uses, along with a market shift that now supports and prefers drive-through uses as options for shopping centers. Therefore, there is a compelling reason for the amendment.

ACTIONS FOLLOWING APPROVAL

None.

Prepared by: Ricky Caperton, AICP, Senior Planner

Reviewed by: City Manager *JA*



CITY *of* CLOVIS

REPORT TO THE CITY COUNCIL

TO: Mayor and City Council

FROM: Planning and Development Services

DATE: July 20, 2020

SUBJECT: Planning and Development Services - Approval, Res. 20-____, A request to adopt a resolution initiating an update to the policies included in the Shaw Avenue Specific Plan related to the prohibition of drive-thru uses.

ATTACHMENT: 1. Draft Resolution, Res. 20-____

CONFLICT OF INTEREST

None.

RECOMMENDATION

Approve a resolution initiating an update to the policies included in the Shaw Avenue Specific Plan related to the prohibition of drive-thru uses.

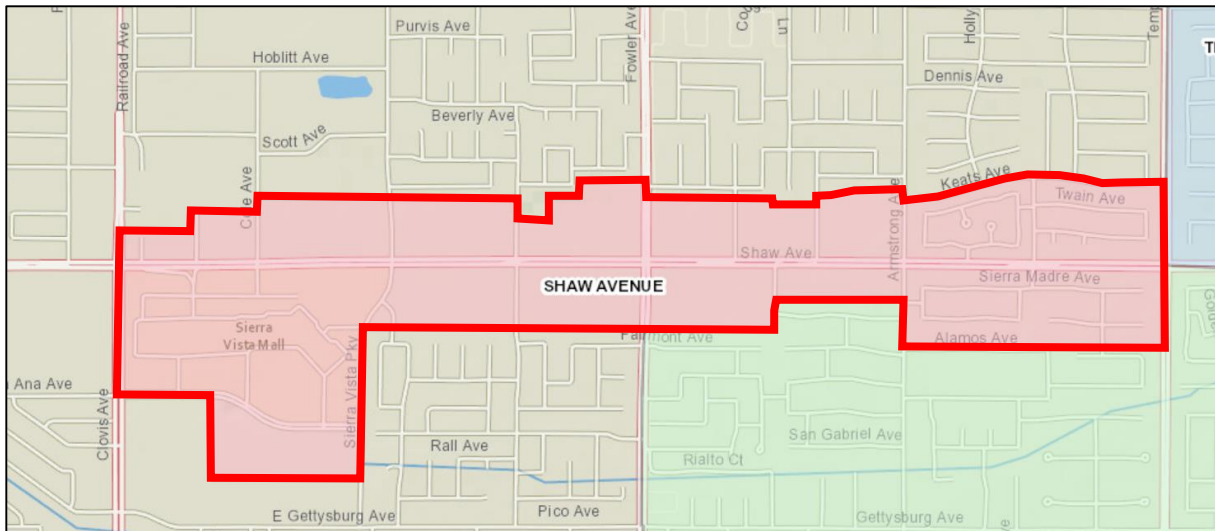
EXECUTIVE SUMMARY

In response to recent approvals and current interest related to drive-thru uses within the Shaw Avenue Specific Plan area (**Figure 1**), City staff is requesting Council consideration and direction of an initiation to update policies included in the Shaw Avenue Specific Plan related to the prohibition on drive-thru uses within its planning boundaries.

If Council provides direction for City staff to proceed with initiating an update to the Shaw Avenue Specific Plan, staff will analyze and bring back a formal recommendation for updated policies related to drive-thru uses within the Specific Plan boundaries. This recommendation may include the removal, addition, and/or modification of policies within the Shaw Avenue Specific Plan and will seek to balance the intent of the Specific Plan with current interest and market forces in accommodating drive-thru uses.

ATTACHMENT 1

FIGURE 1
Shaw Avenue Specific Plan Boundaries



BACKGROUND

The Shaw Avenue Specific Plan is a guiding document for the comprehensive development that occurs within its boundaries, which includes Shaw Avenue from Clovis to Temperance Avenues. The Specific Plan originally dates to 1978, with the last substantive update adopted in 1994. Its specific purpose is to provide for a well-designed boulevard and to prevent Shaw Avenue from being developed as a continuation of the lineal commercial pattern which has become prevalent west of Clovis Avenue. To ensure that a pattern of lineal commercial development was prevented, commercial uses in this area were generally limited to development within a specific commercial center setting; drive-thru establishments and freestanding restaurants were prohibited.

In the 25-plus years since the last update of the Specific Plan, the surrounding area has developed with residential projects and neighborhood serving commercial uses. In response to changes in land use conditions and market demands over the years, the City deemed it appropriate to approve a series of exceptions to the policies that prohibited businesses with drive-thru features, such as the following:

- **April 12, 1999:** the City Council considered and approved a request for a general plan amendment to modify the Specific Plan to permit drive-thru uses for financial institutions.
- **November 7, 2005:** the City Council considered and approved a request to allow a drive-thru window for the Walgreens Pharmacy located at the southwest corner of Fowler and Shaw Avenues.
- **December 17, 2018:** the City Council considered and approved a request to allow a drive-thru car wash at the northeast corner of Fowler and Shaw Avenues, which is currently under construction.

- **March 16, 2020:** the City Council considered and approved a request to allow a drive-thru coffee kiosk and a separate future drive-thru uses at the southwest area of Fowler and Shaw Avenues.

PROPOSAL AND ANALYSIS

As stated earlier, the key objective for the Shaw Avenue Specific Plan was to limit linear extension of commercial development on Shaw east of Clovis Avenue. This objective dovetailed with the City's intent to soften the transition between urban uses on the east edge of the City and the existing and future rural residential uses that developed in the County. Notwithstanding the amendments described above, the Specific Plan has been very successful in guiding development as it was intended. Retail development is generally focused on a handful of major intersections, with residential and office-related development occupying the majority of the corridor. Generally speaking, the land use pattern within the boundary of the Shaw Avenue Specific Plan is now set, with the exception of only a few remaining properties that remain undeveloped.

Today's market conditions generally require that local and neighborhood-serving retail uses have drive-thru components as customers have become accustomed to the convenience offered by their presence. While market conditions 25-plus years ago when the Shaw Avenue Specific Plan had its last major update may not have warranted nearly as much interest in the need or desire for drive-thru uses, the current policies prohibiting drive-thru windows have significantly diminished opportunity for potential businesses that can feasibly develop what remaining vacant land is left and limit the redevelopment potential.

Considering the changes in land use patterns that have occurred, market conditions, and the accomplishment of the Specific Plan's primary goals, staff recommends that a policy adjustment to the prohibition for drive-thru facilities within the Specific Plan area be explored in more detail to determine the appropriate recommendations and/or modifications needed to reflect the current demand for drive-thru facilities. Absent this broad-base policy discussion, it is likely that individual property owners and developers will submit applications requesting relief from the drive-thru prohibition on a site-specific basis. One such application is expected to be filed by the end of July, with others being discussed at different locations along the corridor.

FISCAL IMPACT

None.

REASON FOR RECOMMENDATION

Direction by City Council for staff to initiate an amendment to the Shaw Avenue Specific Plan would allow for staff to reconsider and provide a recommendation related to the existing prohibition of drive-thru facilities within the Specific Plan area in response to the reasons identified within this staff report.

ACTIONS FOLLOWING APPROVAL

Upon approval of a resolution, staff will initiate an amendment to the Shaw Avenue Specific Plan and bring back a recommendation on any updates to current policies for Council consideration.

Prepared by: Ricky Caperton, AICP, Senior Planner

Reviewed by: City Manager _____

**Shaw Avenue Specific Plan
Proposed Text Amendments
GPA2020-004**

(Removal of text is shown as ~~striketrough~~, and additional text is shown as double-underline)

Objective/Policy 11. This policy is effective as of December 5, 1994. Additional development of free-standing eating establishments, eating establishments with drive-up windows and drive-up uses other than drive-up facilities associated with financial institutions (per Objective 12), ~~in the specific plan area is prohibited,~~ shall require approval of a Conditional Use Permit. Eating establishments without drive-up windows located within the major in-line tenant space of a commercial center may be allowed subject to an approval of a conditional use permit. These in-line uses shall reflect the design character, signing, and materials of construction of the center. An eating establishment shall be defined as a business selling prepared and cooked foods for consumption anywhere on the premises, including the parking lot and elsewhere off-site. Such eating establishments and eating establishments with drive-up windows are genetically identified as high volume “fast-food restaurants.” The characteristics of an eating establishment include but are not limited to:

- Payment prior to receiving food
- No table service during the consumption of food (no tipping)
- Ordering food via billboard menu
- Obtaining food at the area where the order is placed
- Utilization of previously prepared, packaged food
- High volume food sales
- Presence of a drive-up window for ordering food
- Food prepared specifically for consumption both on the premises and take-out

Requested uses that do not clearly fall within the definition of an “eating establishment” described herein may be taken to the Planning Commission for an interpretation. This policy does not affect the legal operating status of existing free-standing eating establishments, eating establishments with drive-up windows, eating establishments with or without drive-up windows, eating establishments with or without drive-up windows located within a major in-line tenant space. These existing uses that are discontinued, modified, or otherwise partially or totally destroyed are required to obtain approval of a conditional use permit prior to rebuilding, reopening, or continuing the operation of the business.

Nothing stated in this policy objective Number 11 affects any parcel on which there is an existing Planned Commercial Center (P-C-C) zoning as of the effective date of this policy

Objective/Policy 12. This policy is effective as of April 12, 1999. Drive-up uses for financial institutions such as banks, credit unions, savings and loans, and other similar business, as determined by the Planning Commission, may be allowed with the processing and approval of a Conditional Use Permit. ~~Drive-up use facilities shall not be allowed to be constructed directly along the Shaw Avenue frontage.~~

CLOVIS PLANNING COMMISSION MINUTES
October 22, 2020

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

Flag salute led by Chair Hatcher

Present: Commissioners Bedsted, Cunningham, Hinkle, Chair Hatcher

Absent: Commissioner Antuna

Staff: Dave Merchen, City Planner
Orlando Ramirez, Deputy City Planner
Ricky Caperton, Senior Planner
Lily Cha, Associate Planner
Sean Smith, Supervising Civil Engineer

MINUTES

1. The Commission approved the September 24, 2020, minutes by a vote of 4-0-1.

COMMISSION SECRETARY

Deputy City Planner Orlando Ramirez and City Planner Dave Merchen provided an update to the Planning Commission, at the request of Commissioner Hinkle, regarding Ordinance Amendment OA2020-003 and action taken on it during the most recent City Council meeting.

PLANNING COMMISSION MEMBERS COMMENTS

None.

COMMUNICATIONS AND REFERRALS

None.

BUSINESS FROM THE FLOOR

None.

CONSENT CALENDAR

None.

PUBLIC HEARINGS

4. Consider Approval - **Res. 20-43, GPA2020-004**, A request to amend the text of the Shaw Avenue Specific Plan to permit drive-through uses. City of Clovis, applicant.

Senior Planner Ricky Caperton presented the staff report.

Commissioner Bedsted sought and received confirmation that this request would not change the appeal process available for any conditional use permits denied by the Planning Commission.

At this point, the Chair opened the floor to those in favor.

There being none, the Chair opened the floor to those in opposition.

There being none, the Chair closed the public portion.

At this point, a motion was made by Commissioner Hatcher and seconded by Commissioner Bedsted to approve GPA2020-004. The motion was approved by a vote of 4-0-1.

OLD BUSINESS

None.

NEW BUSINESS

None.

ADJOURNMENT AT 6:58 P.M. UNTIL the Planning Commission meeting on November 19, 2020.

Amy Hatcher, Chair

RESOLUTION 20-____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CLOVIS RECOMMENDING APPROVAL OF GENERAL PLAN AMENDMENT GPA2020-004 AMENDING THE SHAW AVENUE SPECIFIC PLAN TO ALLOW DRIVE-THROUGH COMMERCIAL ESTABLISHMENTS WITHIN THE SHAW AVENUE SPECIFIC PLAN BOUNDARY AND FINDING THE PROJECT IS EXEMPT FROM CEQA PURSUANT TO SECTION 15061(B)(3) OF THE CEQA GUIDELINES

WHEREAS, City of Clovis, 1033 Fifth Street, Clovis, CA 93612, has applied for a General Plan Amendment GPA2020-004; and

WHEREAS, the Applicant submitted an application for a general plan amendment to amend the text of the Shaw Avenue Specific Plan to allow a drive-through commercial establishments within the boundary of the Shaw Avenue Specific Plan, in the City of Clovis, County of Fresno, California; and

WHEREAS, on July 20, 2020, the Clovis City Council authorized staff to initiate an update the Shaw Avenue Specific Plan related to the prohibition on drive-through uses; and

WHEREAS, on October 22, 2020, the Planning Commission considered General Plan Amendment GPA2020-004; and

WHEREAS, the Planning Commission voted to recommend approval of GPA2020-004, to the City Council, and the Planning Commission's recommendations were forwarded to the City Council for consideration; and

WHEREAS, a public notice was published in the Business Journal on November 6, 2020; and

WHEREAS, a duly noticed hearing was held on November 16, 2020; and

WHEREAS, the City Council considered the CEQA analysis outlined in the staff report and elsewhere in the Administrative Record which supports the approval of a Section 15061(b)(3) Common Sense Exemption pursuant to CEQA Guidelines; and

WHEREAS, on November 16, 2020, the City Council considered testimony and information received at the public hearing and the oral and written reports from City staff, as well as other documents contained in the record of proceedings relating to General Plan Amendment GPA2020-004 which are maintained at the offices of the City of Clovis Department of Planning and Development Services; and

WHEREAS, the Council, has reviewed and considered the staff report and all written materials submitted in connection with the request to this resolution and incorporated herein by this reference, and hearing and considering the testimony presented during the public hearing; and

NOW, THEREFORE, BASED UPON THE ENTIRE RECORD OF THE PROCEEDINGS, THE CITY COUNCIL RESOLVES AND FINDS AS FOLLOWS:

1. The proposed amendment is internally consistent with the goals, policies, and actions of the General Plan.
2. The proposed amendment would not be detrimental to the public interest, health, safety, convenience, or general welfare of the City.
3. There is a compelling reason for the amendment.
4. The City Council does find the project exempt from CEQA pursuant to Public Resources Code Section 15061(b)(3) (Common Sense Exemption).
5. The basis for the findings is detailed in the November 16, 2020 staff report, which is hereby incorporated by reference the entire Administrative Record, as well as the evidence and comments presented during the Public Hearing.

* * * * *

NOW, THEREFORE, BE IT RESOLVED, that the City of Clovis Council approves General Plan Amendment GPA2020-004.

* * * * *

The foregoing resolution was introduced and adopted at a regular meeting of the City Council of the City of Clovis held on November 16, 2020 by the following vote, to wit.

AYES:
NOES:
ABSENT:
ABSTAIN:

DATED:

Mayor

City Clerk



CITY of CLOVIS

REPORT TO THE CITY COUNCIL

TO: Mayor and City Council

FROM: Planning & Development Services

DATE: November 16, 2020

SUBJECT: Consider Approval – Res. 20-____, A request to approve the site layout and design of the Loma Vista Village Green, an approximately 7-acre park that is located north of Gettysburg Avenue between DeWolf and Leonard Avenues. City of Clovis, applicant.

Staff: Lily Cha, Associate Planner

Recommendation: Approve

ATTACHMENTS:

1. Conditions of approval
2. Draft Resolution
3. Conceptual Site Layout & Elevations
4. Correspondence
5. Planning Commission Minutes

CONFLICT OF INTEREST

None

RECOMMENDATION

The Planning Commission and staff recommend that the City Council approve SPR2019-011, subject to the conditions listed in **Attachment 1**.

EXECUTIVE SUMMARY

Approval of this site plan review (SPR) would provide the City with the opportunity to begin the construction design and improvement of the Loma Vista Village Green Park, consistent with the City of Clovis General Plan, Loma Vista Specific Plan and the Loma Vista Community Centers Master Plan.

BACKGROUND

The Loma Vista Village Green (Village Green) park is a planned outdoor space component within the Loma Vista Specific Plan, formerly known as the Southeast Urban Center (adopted by the City Council in March of 2003). Establishment of Urban Centers derived from the need for orderly growth of the City, while maintaining the small town atmosphere associated with Clovis. The City's 1993 General Plan established the concept of "Urban Centers" that identified

focused future growth areas that build upon and integrate with the existing community of Clovis. The Loma Vista Urban Center was memorialized through the specific plan process and is one of the three urban centers identified in the City's General Plan that are intended to guide the City to achieve a balanced growth.

In the heart of the Loma Vista Specific Plan area are two master planned communities: Loma Vista Community Centers North and South. These master planned communities are intended to serve as the social, entertainment, cultural, and commercial hub for the Loma Vista area. The community centers allow for a dynamic mixture of uses that encourage higher density and pedestrian oriented design, placing importance on connectivity and public spaces. Adoption of the Community Centers North and South Master Plan in May of 2009 memorialized development guidelines in the area, which includes the proposed Village Green Park. **Figure 1** identifies the general location of the park in reference to the community centers.

The Village Green is a designated park site in the City of Clovis 2014 General Plan and the Loma Vista Specific Plan. The site totals approximately 7 acres and is generally situated north of Gettysburg Avenue, between DeWolf and Leonard Avenues. Existing zoning of the project site, "Public Facilities", is consistent with its land use designation of "Park" in the City's General Plan, therefore allowing the development of the park as a 'by-right' use established through the SPR process. It is the City's policy that public hearings are held before the Planning Commission for consideration and recommendation, and City Council action for site plan review approval of City projects.

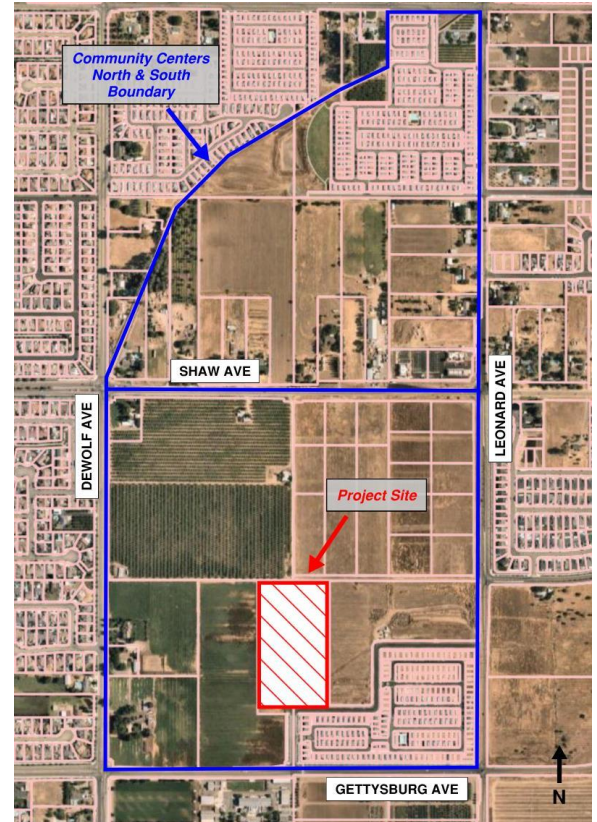


FIGURE 1- Project Location

PROPOSAL AND ANALYSIS

The Village Green is designated as Public Area 3 within the Community Centers North and South Master Plan. The park was designed as a community oriented space providing for both active and passive uses. Its design highlights general areas that accommodate a diversity of uses while maintaining cohesiveness through connectivity of walkways. As the heart of the Loma Vista area, the Village Green will be a major focal point of the community.

General Site Design

The Village Green Park is proposed to be developed in phases. The first phase encompasses the park's overall area and the majority of the proposed improvements. Subsequent phases of the park will include play structures and shade trellises that cannot be accommodated with

initial development due to budgetary constraints. **Attachment 3** is a schematic site plan that shows the general layout and features of the Village Green.

Village Green Entry

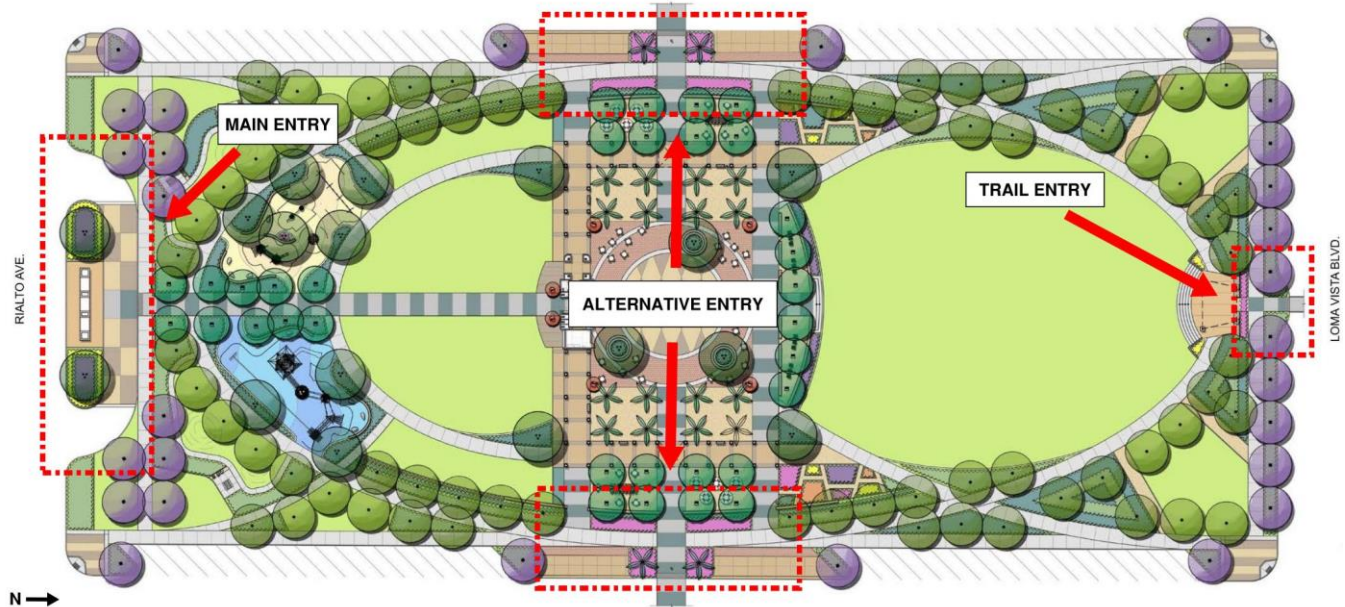


FIGURE 2- Entry Areas

The Village Green is designed with accessibility from various locations (see **Figure 2**). The main entry to the park is situated at the south end, adjacent to Rialto Avenue. This entry is comprised of a drop-off area that will also accommodate public transit in the future. The drop-off area is designed to allow for through traffic in both directions. A defining feature to the main entry of the park is the monument sign that has been designed and strategically placed to greet park visitors that travel from Gettysburg Avenue onto Sanders Avenue towards the park. When facing north, up the corridor of Sanders Avenue, those passing by or visiting the park will be greeted by the enhanced corridor of Sanders Avenue and the impressive Loma Vista Village Green sign that will be roughly 50 feet wide and 17 feet tall. **Figure 3** shows the monument's sign design.



FIGURE 3- Monument Sign

Alternative entrances to the park are located along the future Encino Avenue at its east end and the future Person Ranch Avenue at its west end. These entrances are designed with multiple wide walkways leading into the site and are centrally placed to accommodate the ingress and egress of significant number of park visitors. Additionally, crosswalks connecting the Village Green to the future mixed-use developments across Encino and Person Ranch Avenues are provided in this area.

The Village Green intercepts a paseo system and crosswalk at its north end, where park visitors may also enter the site using various walkways.

Play Structures & Seating Areas

Two designated areas near the main entry of the Village Green Park are planned to be improved with play structures for children. Each proposed play area and structures will accommodate young children between the ages of 2 to 5 years old, and children between the ages of 5 to 12 years old. This element of the park may be developed as a later phase depending on available funding. Staff is actively pursuing funding opportunities for the play structures and hopes to obtain funding in a timely manner for consistency with the development of the park.

Seating areas of various designs and styles are dispersed throughout the Village Green. Some seating will be provided in the form of masonry seat walls which will be located near the main entry of the park within the children's play area and at the outer edges of the secondary park entries near the future food truck parking areas. At the center of the park are raised planters with built-in seating and various tables, chairs, and picnic tables. Moreover, park benches will also be placed along the walkways throughout the site.

Open Space & Lease Areas

The Village Green proposes several open space areas with the primary and largest area located towards the north side of the park at approximately 50,000 square feet. When completed, this open space area can accommodate various active uses and activities such as sports, etc. This area is intended to serve as the sitting and viewing area for planned concerts and performances at the future amphitheater, which will be situated at the north end of the park.

Within the southern half of the park, between the children's play area and the proposed tower and restroom structure, are two approximately 9,000 square foot designated open space areas. These areas have been designed to provide for the unique opportunity of space leasing for private events. The areas will serve as open space during times that they are not leased for private events.

Central Area: Tower, Restroom & Fountain

The central area of the Village Green is home to the proposed clock tower and park restrooms. The structure making up the tower and the restrooms encompasses an area of approximately 1,600 square feet with the overall height of the tower at approximately 56 feet. A defining feature of the Loma Vista Community is its thematic features that reflect California's rich history. One of the overarching themes include the mission-revival architectural style which is incorporated into the design of the Village Green. The structure will reflect the mission-revival characteristics including the bold arch opening, smooth stucco walls, and mission shaped roof parapets.

At the center of the Village Green is the plaza and a water feature (fountain). Like other features, the design of the fountain will be further analyzed during the construction design phase.

Food Truck Operations

The Village Green was designed to accommodate the growing popularity of food truck operations. Four parking areas for food truck operations are provided, with two at each of the secondary entrances to the park. The idea is that food trucks will be able to plug into the electrical connections in these areas without having to use generators.

A program providing operational standards and regulations for food truck operations at the Village Green may be required to be developed prior to operations. Staff will continue to analyze the need for a program.

Connectivity

There are a multitude of walkways of various widths that traverse throughout the Village Green providing pedestrian opportunity to travel between the areas of the park site. Moreover, the Village Green bisects a planned paseo system on the north and south. This trail is a part of the internal trail system of the community centers that connects to the greater Loma Vista trail and paseo network. **Figure 4** shows the general planned locations of the future and existing trail networks of the Community Centers. It's important to note that the location of the planned trails are subject to slight modification, depending on development feasibility.

Parking & Traffic

Public parking will be provided along the perimeter of the Village Green Park site as well as surrounding public streets for visitor use. The pedestrian oriented design of the community center encourages and accommodates the use of alternative, non-motorized travel throughout the area. Therefore, it could be assumed that many park visitors may travel by non-motorized transportation.

Public Meeting & Comments

Staff held a public meeting for the Village Green Park project on September 29, 2020 where 21 residents were in attendance and an additional 49 residents participated virtually via Webex. Questions and comments concerning the park project were specific to parking availability, proximity of the park to existing residential developments, potential noise that uses could generate, the opportunity for designated dog areas, and safety and homeless issues related to the growth of the Loma Vista area and the Village Green.

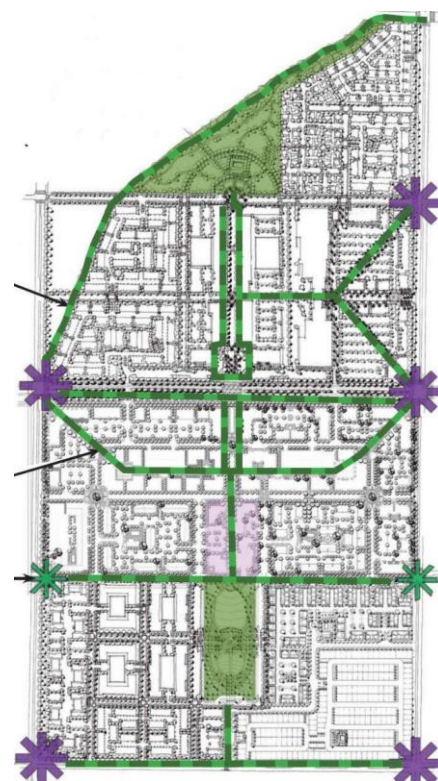


FIGURE 4- Trail Network

In regard to concerns of parking availability, the surrounding public streets will provide parking for park patrons. Additionally, trail connectivity throughout the community centers and the larger Loma Vista area provides ample opportunity and encouragement for the use of alternative non-motorized travel, therefore alleviating the need for additional parking. The Village Green is anticipated to be surrounded by a mixture of uses including residential uses. It serves as an amenity for area residents and will adhere to general park activity rules and regulations. Although the Village Green is considered a park, it was envisioned as a community oriented space to accommodate various activities similar to those of the City's Old Town area. The vision for this community space did not include designated dog areas. However, the City is currently working on establishing a few dog park sites throughout the City. In response to the concerns related to potential safety and homeless issues, the Police Department will provide patrol to this area and will also review security requirements related to special events held at the park.

Review and Comments from Agencies

The Project was distributed to all City Divisions as well as outside agencies, including Caltrans, Clovis Unified School District, Fresno Irrigation District, Fresno Metropolitan Flood Control District, AT&T, PG&E, San Joaquin Valley Air Pollution Control District, State Department of Fish and Wildlife, and the County of Fresno.

Comments received are attached only if the agency has provided concerns, conditions, or mitigation measures. Routine responses and comment letters are placed in the administrative record and provided to the applicant for their records (see **Attachment 4**).

Planning Commission Comments

The Planning Commission considered this Project on Thursday October 22, 2020, and recommended approval by a vote of 4-0-1, with Commissioner Altuna absent. Draft minutes are provided in **Attachment 5**. Commissioner Hinkle made a comment that facilities for youth of 12 years and beyond are lacking and there should be consideration to create a space for that specific age group in this proposed park. Additional comments were provided by a resident of Clovis who is concerned about the lack of parking in the area and that an off-leash dog area be provided in the park.

With respect to the comments provided by both Commissioner Hinkle and the resident in attendance, the vision and intent of the planned Village Green was memorialized in both the Loma Vista Specific Plan and the Loma Vista Community Centers Master Plan with public involvement. As indicated above, the Village Green has been planned as a unique community gathering space that accommodates community events and contributes to the diversity of use within the City's park system. Additionally, the City has existing parks and facilities with dedicated space for adolescent youth activities such as the Rotary Skate Park, the batting range in the Sierra Bicentennial Park, and the Clovis Recreation Center.

The City developed and adopted the Dog Park Master Plan in October of 2019 in response to the high interest in establishing dog parks. With the input and participation of the public, three priority sites were selected for preliminary planning. Those sites include Pasa Tiempo Park, Letterman Park, and Sierra Bicentennial Park. The locations were designed to serve residences within a 2 mile radius which translates to an approximately 20 minute walk. The

Village Green is located less than 1 mile from the future Paso Tiempo Dog Park which has a 2 mile service area that encompasses the Village Green and its adjacent residences (see **Figure 5**).

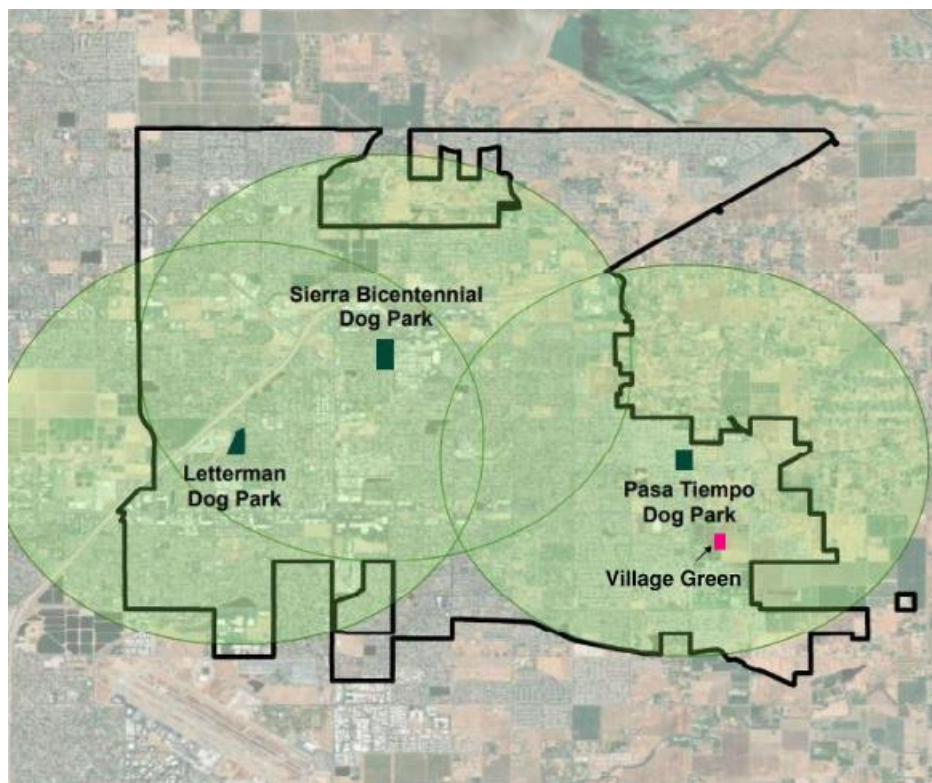


FIGURE 5- Future City of Clovis Dog Parks, 2 Mile Radii

California Environmental Quality Act (CEQA)

The City has determined that no additional environmental review is required for this Project pursuant to Public Resources Code Section 15183. Public Resources Code Section 15183 mandates that projects with the development density established by existing zoning, community plan, or general plan policies for which an environmental impact report (EIR) was certified shall not require additional environmental review, except as might be necessary to examine whether there are project-specific significant effects which are peculiar to the project or its site.

In this case, the Project has been identified as being consistent with the Loma Vista Specific Plan and the Environmental Impact Report (EIR) certified for the Loma Vista Specific Plan in February 2003. The Loma Vista Specific Plan and its associated EIR identify the Village Green at the proposed location where it is currently proposed, and describe it as a public park and an expansive open space feature that accommodates features such as an amphitheater and recreational fields. An analysis of the Project in relation to the Loma Vista Specific Plan EIR determined that there are no peculiarities of the Project that differs from the feature identified in the Loma Vista Specific Plan and what was analyzed in the EIR.

Additionally, the overall size and location of the Village green is consistent with what was planned.

A Notice of Determination has been completed during the preliminary review and is kept for public review with the project file during the processing of the project application. Staff will file the notice with the County Clerk if the project is approved.

The City published notice of this public hearing in The Business Journal on Friday, November 6, 2020.

Consistency with General Plan Goals & Policies

Staff has evaluated the Project in light of the General Plan goals and policies of the Land Use and Open Space and Conservation elements. The following goals and policies reflect Clovis' desire to maintain Clovis' tradition of responsible planning and well managed growth to preserve the quality of life in existing neighborhoods and ensure the development of new neighborhoods with an equal quality of life. The goals and policies seek to provide sufficient park space and recreation facilities that enhance quality of life, contribute to a healthy community, and conserve Clovis' natural and cultural resources.

Land Use

Goal 3: Orderly and sustainable outward growth into three Urban Centers with neighborhoods that provide a balanced mix of land uses development types to support a community lifestyle and small town character.

Policy 3.7 **Urban Village Neighborhood Concept.** Residential developments in Urban Centers must contribute to and become a part of a neighborhood by incorporating a central park feature, a school complex, a hierarchy of streets, pedestrian pathways, or other neighborhood amenities. Higher density residential should be next to lands designated Mixed Use Village. The City may also require the application of urban village neighborhood concept in areas outside of an Urban Center.

Open Space and Conservation

Goal 1: Park and recreation facilities that are environmentally and fiscally sustainable and meet the needs of existing and future residents.

Policy 1.3 **New parks and recreation facilities.** Provide a variety of parks and recreation facilities in underserved and growing areas of the community.

REASON FOR RECOMMENDATION

The Project is consistent with the goals and intent of the Loma Vista Specific Plan, the Loma Vista Community Centers North and South Master Plan, and the Clovis General Plan. Staff therefore recommends that the Planning Commission approve SPR2019-011, subject to the conditions of approval in **Attachment 1**.

Site Plan Review 2019-011

The findings to consider when making a decision on a site plan review application include:

1. Be allowed within the subject zoning district;
2. Be in compliance with all of the applicable provisions of this Development Code that are necessary to carry out the purpose and requirements of the subject zoning district, including prescribed development standards and applicable design standards, policies and guidelines established by resolution of the Council;
3. Be in compliance with all other applicable provisions of the Clovis Municipal Code; and
4. Be consistent with the General Plan and any applicable specific plan. (§ 2, Ord. 14-13, eff. October 8, 2014)

Staff's findings for SPR approval:

1. The Village Green Park project is a permitted use under the subject properties existing Public-Facilities Zone District;
2. The proposed site configuration and design of the Project was evaluated per the development standards and guidelines of the City's General Plan, Loma Vista Specific Plan, and Loma Vista Community Centers North and South Master Plan and found to be in compliance;
3. The proposed site layout including setbacks, building height, and design meets the developments standards and provisions of the Clovis Municipal Code; and
4. The Project is a designated park under the City's 2014 General Plan and Loma Vista Specific Plan.

FISCAL IMPACT

The Project will be primarily funded by the Community Investment Program (CIP) Parks Fund. Some elements of the Project are anticipated to be funded through grant opportunities.

ACTIONS FOLLOWING APPROVAL

None.

Prepared by: Lily Cha, Associate Planner

Reviewed by: City Manager 

Conditions of Approval – SPR2019-011

Planning Division Comments (Lily Cha, Associate Planner – 559-324-2335)

1. SPR2019-011 is for approval of an approximately 7-acre park located north of Gettysburg Avenue between DeWolf and Leonard Avenues.
2. SPR2019-011 is granted per the site layout labeled as Attachment 3.
3. All conditions of SPR2019-011 shall be placed in the building permit set prior to plan check submittal and the issuance of permits.
4. A signed “Acceptance of Conditions” shall be provided to the Planning Department within 30 days of the date of approval of site plan review.
5. All plans submitted for building permits shall be consistent with the Site Plan Review per CMC 9.3.408 C.1.
6. The Project shall conform to the development standards prescribed under the P-F (Public Facilities) Zone District and the Loma Vista Specific Plan unless modified through SPR2019-011.
7. Any proposed future modifications not approved under SPR2019-011, such as building exteriors, parking and loading areas, fence/walls, and/or landscaping shall require a site plan review amendment.
8. During construction, applicant and assigned contractors for safety purposes shall keep the public right-of-way clear of obstructions, and provide for interim clean-up on a daily basis.
9. Setbacks shall be measured to the exterior face of the framing of the structure. Exceptions to the setbacks are identified in Section 9.24.100 of the Clovis Municipal Code.

Signage

10. All signage which are intended to be viewed from the outside shall require separate sign permits prior to installation.

HVAC and PG&E Utility Placement Considerations/Screening Requirements

11. All electrical and HVAC equipment shall be screened to the specifications of the Planning Department. If ground-mounted, applicant shall show methods proposed to architecturally integrate equipment locations, or show methods proposed to screen equipment using landscaping. Any roof-mounted equipment placements shall be

completely screened from view and architecturally integrated into the roof using roof wells or continuous building perimeter fascia screening. Any wall-mounted equipment shall be painted to match the exterior wall.

12. Roof access ladders shall be located within the interior of the building. Exterior wall mounted ladders are prohibited.
13. Future placement of roof-mounted equipment, which is not part of this site plan approval, may require amendment to this Site Plan Review.
14. Fire sprinkler risers shall be located within the interior of the building or located out of public view. Locations shall be approved by the Planning Department prior to the issuance of building permits.
15. All new utility lines serving the development shall be located underground.

Building Colors, Materials and Lighting Considerations

16. All exterior lighting shall be directed away from adjacent properties and not interfere with the driving safety of vehicular traffic.
17. The applicant shall contact the Planning Department when all site lighting is operational. Additional light screening may be required.

Landscape

18. Landscape and irrigation plans shall be submitted to the City for review and approval
19. Landscaping shall comply with the City's adopted Water Efficiency Ordinance.
20. A six-inch (6") high curb shall be installed around all planter areas adjacent to parking indicated on the approved site plan.

ENGINEERING / UTILITIES / SOLID WASTE DIVISION CONDITIONS

(Sean Smith, Engineering Division Representative – 324-2363)
(Paul Armendariz, Department Representative – 324-2649)

Maps and Plans

21. The conditions of this Site Plan Review are written under the assumption that all dedications and improvements have been completed by the adjacent TM 6168 development, and that these dedications and improvements have been accepted by the City. Additional conditions shall be required at the discretion of the City Engineer, if the improvements and dedications by TM 6168 have not been accepted by the City.
22. The applicant shall submit separately to the City of Clovis Engineering Division, a set of construction plans on 24" x 36" sheets with City standard title block for all required

improvements and a current preliminary title report. These plans shall be prepared by a registered civil engineer, and shall include a grading plan, landscape plan, a site plan showing trash enclosure locations and an overall site utility plan showing locations and sizes of sewer, water, storm drain, and irrigation mains, laterals, manholes, meters, valves, hydrants, fire sprinkler services, other facilities, etc. Plan check and inspection fees per City of Clovis Resolution No. 18-61 shall be paid with the first submittal of said plans. All plans shall be submitted at or before the time the building plans are submitted to the Building Division and shall be approved by the City and all other involved agencies prior to the release of any development permits.

23. Prior to the initial submittal of the improvement plans, the applicant shall contact Sean Smith at (559) 324-2363 to setup a coordination meeting (Pre-submittal Meeting).
24. Upon approval of improvement plans, the applicant shall provide the City with the appropriate number of copies. After all improvements have been constructed and accepted by the City, the applicant shall submit to the City of Clovis Engineering Division (1) digital copy to the City in PDF format of the approved set of construction plans revised to accurately reflect all field conditions and revisions and marked "AS-BUILT" for review and approval. Upon approval of the AS-BUILTs by the City, and prior to granting of final occupancy or final acceptance, the applicant shall provide (1) digital copy to the City in PDF format.

General Provisions

25. The applicant shall pay all applicable development fees prior to the issuing of a building permit. A preliminary estimate of fees is \$19,175.69. A breakdown of this estimate is attached to these conditions for your information. Additional fees may be assessed and must be paid prior to issuance of subsequent development permits. **NOTE:** The fees given at this time are an estimate calculated using rates currently in effect. These rates are subject to change without notice and the actual amount due shall be calculated using fee rates in effect at the time of payment. Additional fees payable to the City or other agencies (FMFCD) may become due as supplemental information regarding the project is received by the City.
26. The applicant is advised that, pursuant to California Government Code, Section 66020, any party may protest the imposition of fees, dedications, reservations, or other exactions imposed on a development project by a local agency. Protests must be filed in accordance with the provisions of the California Government Code and must be filed within 90 days after conditional approval of this application is granted. The 90 day protest period for this project shall begin on the "date of approval" as indicated on the "Acknowledgment of Acceptance of Conditions" form.
27. All reimbursement requests shall be prepared and submitted in accordance with the requirements of the current version of the "Developer Reimbursement Procedures"; a copy of which may be obtained at the City Engineer's Office.

28. The applicant shall install all improvements within public right-of-way and easements in accordance with the City of Clovis standards, specifications, master plans, and record drawings in effect at the time of improvement plan approval.
29. The applicant shall address all conditions, and be responsible for obtaining encroachment permits from the City of Clovis for all work performed within the City's right-of-way and easements.
30. The applicant shall comply with the requirements of the local utility, telephone, and cable companies. It shall be the responsibility of the applicant to notify the local utility, telephone, and cable companies for the removal or relocation of utility poles where necessary. The City shall not accept first submittals without proof that the applicant has provided the improvement plans and documents showing all proposed work to the utility, telephone, and cable companies. All utility vaults in which lids cannot be sloped to match proposed finished grading, local utilities have 5% max slope, shall be located in sidewalk areas with pedestrian lids so the lid slope matches sidewalk cross slope.
31. All existing overhead and new utility facilities located on-site, within alleys, or within the street right-of-way along the streets adjacent to this development shall be undergrounded unless otherwise approved by the City Engineer.
32. The applicant shall contact and address Caltrans requirements. The applicant will be required to mitigate impacts to State Highway facilities as determined by the City Engineer.

Dedications and Street Improvements

33. The applicant shall provide right-of-way acquisition, free and clear of all encumbrances and/or improve to City standards the following streets. The street improvements shall be in accordance with the City's specific plans and shall match existing improvements. The applicant's engineer shall be responsible for verifying the type, location, and grades of existing improvements.
 - a. Loma Vista Parkway – Along frontage, dedicate to provide right-of-way acquisition for 20' (exist 0') north of centerline and 37' (exist 0') south of centerline, and improve with curb, gutter, sidewalk, curb return ramps, street lights, fiber optic conduit, 48' (24'+16') permanent paving, 3' paved swale, and transitional paving as needed. For nonadjacent major street requirements, between the eastern limit of the project and Leonard Avenue, the applicant shall provide 32' of permanent paving, 3' paved swales, and all transitional paving as required, or another City approved alternate route.
 - b. Person Ranch Avenue – Along frontage, improve with curb, gutter, sidewalk, 18' of angled parking on both sides of the street, 26' of travel way, curb return ramps, street lights, landscaping and irrigation, permanent paving, and transitional paving as needed.

- c. Rialto Avenue – Along frontage between Person Ranch Avenue and Person Ranch Avenue, improve with curb, gutter, sidewalk, curb return ramps, street lights, landscaping and irrigation, permanent paving, and transitional paving as needed.
 - d. Rialto Avenue – Along frontage between Person Ranch Avenue and Encino Avenue, improve with sidewalk, curb return ramps, landscaping and irrigation.
 - e. Encino Avenue – Along frontage, improve with curb, gutter, sidewalk, 18' of angled parking on both sides of the street, 26' of travel way, curb return ramps, street lights, landscaping and irrigation, permanent paving, and transitional paving as needed.
34. Applicant shall provide a dedication for a 10' public utility easement, where applicable, along all frontages or alternate widths approved by the utilities companies.
35. The applicant shall provide preliminary title report for the subject property(ies).
36. The applicant shall provide preliminary title report, legal description and drawings for all dedications required which are not on the site. All contact with owners, appraisers, etc. of the adjacent properties where dedication is needed shall be made only by the City. The City will prepare an estimate of acquisition costs including but not limited to appraised value, appraisal costs, negotiation costs, and administrative costs. The applicant shall pay such estimated costs as soon as they are determined by the City.
37. The applicant shall obtain "R Value" tests in quantity sufficient to represent all public street areas, and have street structural sections designed by a registered civil engineer based on these "R Value" tests.
38. The applicant shall, at the ends of any permanent pavement abutting undeveloped property, install 2" x 6" redwood header boards that shall be placed prior to the street surfacing.
39. Standard barricades with reflectors shall be installed at ends of streets abutting undeveloped property and any other locations to be specified by the City Engineer.

Sewer

40. The applicant shall identify and abandon all septic systems to City standards.
41. The applicant shall install sanitary sewer mains of the size and in the locations indicated below, prior to occupancy. The sewer improvements shall be in accordance with the City's master plans and shall match existing improvements. The applicant's engineer shall be responsible for verifying the size, location, and elevations of existing

improvements. Any alternative routing **or sizing** of the mains will require approval of the City Engineer and must be supported by appropriate calculations.

- a. Rialto Avenue – install 8" main along frontage between Person Ranch Avenue and Person Ranch Avenue.
- b. Encino Avenue – install 12" main along frontage.
- c. Loma Vista Parkway – install 10" main along frontage.

42. The applicant shall install sewer lateral or laterals for the development site and connect to City mains.

Water

43. The applicant shall identify and abandon all water wells to City standards.

44. The applicant shall install water mains of the sizes and in the locations indicated below, and provide an adequately looped water system prior to occupancy. The water improvements shall be in accordance with the City's master plans and shall match existing improvements. The applicant's engineer shall be responsible for verifying the size, location, and elevations of existing improvements. Any alternative routing of the mains will require approval of the City Engineer and must be supported by appropriate calculations.

- a. Rialto Avenue – install 8" main along frontage between Person Ranch Avenue and Person Ranch Avenue.
- b. Person Ranch Avenue – install 8" main along frontage.
- c. Loma Vista Parkway – install 8" main along frontage.

45. The applicant shall install a City standard water service of the necessary size for the development site and connect to City mains. Water services shall be grouped at property lines to accommodate automatic meter reading system, including installation of connecting conduit. The water meter shall be placed in the sidewalk and not in planters or driveways.

46. The applicant shall install an approved backflow prevention assembly adjacent to the water meter and shall be tested by an approved AWWA certified tester within 5 days of installation with the results sent to the City Utilities Division.

Recycled Water

47. The applicant shall install recycled water mains of the sizes and in the locations indicated below. The recycled water improvements shall be in accordance with the City's master plans and shall match existing improvements. All areas utilizing recycle water for irrigation shall be clearly marked on the improvement plans. The applicant's engineer shall be responsible for verifying the size, location, and elevations of existing

improvements. Any alternative routing of the mains will require approval of the City Engineer and may require appropriate calculations.

- a. Park – install mains as necessary to serve the park.

Grading and Drainage

48. The applicant shall contact the Fresno Metropolitan Flood Control District (FMFCD) and address all requirements, pay all applicable fees required, obtain any required NPDES permit, and implement Best Available Technology Economically Achievable and Best Conventional Pollutant Control Technology to reduce or eliminate storm water pollution. Plans for these requirements shall be included in the previously required set of construction plans, and shall be submitted to and approved by the FMFCD prior to the release of any development permits.
49. Grade differentials between lots and adjacent properties shall be adequately shown on the grading plan and shall be treated in a manner in conformance with City of Clovis Standard Drawing No. M-4 as modified by the City Council. Any retaining walls required on-site or in public right of way shall be masonry construction. All retaining walls shall be designed by a registered Civil Engineer.

Irrigation and Landscaping Facilities

50. The applicant shall contact and address all requirements of the Fresno Irrigation District (FID). This may include dedicating easements, piping or relocating any existing FID canals and ditches, replacing any existing irrigation piping, concrete lining or improving any existing canals, construction or reconstruction of any canals, culverts, and bridge crossings. Plans for these requirements and improvements shall be included as in the previously required set of construction plans, and shall be submitted to and approved by FID prior to the release of any development permits. If a FID or private irrigation line is to be abandoned, the applicant shall provide waivers from all downstream users.
51. The applicant shall apply to the Fresno Irrigation District (FID) for transfer of irrigation water rights to the City of Clovis, if the property has not already been removed from FID and transferred to the City. The applicant shall execute a "Request for Change of Relative Value" that can be obtained and processed through FID. The applicant shall provide a copy of the completed form to the City.
52. All existing agricultural irrigation systems either on-site or in public right of way, whether FID or privately owned, shall be identified prior to any construction activity on the site. Service to all downstream users of irrigation water shall be maintained at all times through preservation of existing facilities or, if the existing facilities are required to be relocated, the relocation and replacement of the existing facilities. It is the intent that downstream users not bear any burden as a result of development of the site. Therefore, the applicant shall pay all costs related to modification, relocation, or repair

of any existing irrigation facilities resulting from or necessitated by the development of the site. The applicant shall identify on site plans and construction plans, all existing irrigation systems and their disposition (abandonment, repair, relocation, and/or piping). The applicant shall consult with the Fresno Irrigation District for any additional requirements for lines to be abandoned, relocated, or piped. The applicant shall provide waivers from all users **in order to abandon or modify any irrigation pipelines or for any service interruptions resulting from development activities.**

53. The applicant shall comply with the City of Clovis Water Efficient Landscape Requirements Ordinance.

Miscellaneous

54. The applicant shall modify and construct one (1) City of Clovis standard Type V trash enclosure (M-2 and M-3) including solid metal gates. The applicant shall provide paved access to and from the trash enclosure that must be accessible between 6 a.m. to 2:30 p.m. on the day(s) of service. The solid waste collection vehicles shall not be required to backup to service the trash enclosure. The concrete pad shall be inspected by the City prior to pouring of concrete. All access driveways to and from the trash enclosure shall be a minimum of 26' in width with large turn radius. Trash enclosures shall be setback a minimum of 5' from all driveways to minimize impact of gates left open and mitigate any visibility issues.

55. The trash enclosure shall be used only for trash and recycling bins. The applicant is prohibited from storing other items in the enclosure and storing trash or recycling bins outside the enclosure.

56. The applicant shall install street lights along the major streets on metal poles to local utility provider's standards at the locations designated by the City Engineer. Street light locations shall be shown on the utility plans submitted with the final map for approval. Street lights at future traffic signal locations shall be installed on approved traffic signal poles, including all conduits and pull boxes. Street lights along the major streets shall be owned and maintained by local utility providers. Proof of local utility provider's approval shall be provided. The applicant may install thematic lighting, as approved by the City Engineer. If the applicant chooses to install thematic lighting, the applicant shall provide a conceptual lighting plan identifying adjacent properties that may be incorporated with thematic lights to create a neighborhood effect. Thematic lighting shall be maintained by an additional landscape maintenance assessment.

57. The applicant shall provide location and dimension of above ground utility boxes and risers with the location approved by the City.

58. The applicant shall require the surveyor/civil engineer for the development to notify, in writing, the City Engineer of any existing section corner, property corner or reference monuments damaged by the construction of improvements performed as part of the

development. The applicant shall have all such monuments reset. A licensed land surveyor or civil engineer licensed to perform land surveying shall certify the placement of all required monumentation prior to final acceptance. Brass caps required for installation of new monuments or replacement of existing monuments shall be provided by the contractor/applicant and approved by City prior to installation. Within five days after the final setting or replacement of all monuments has been completed, the engineer or surveyor shall give written notice to the City Engineer certifying that the final monuments have been set and that he has filed with the County Recorder all appropriate records of survey or corner records. Upon payment to the engineer or surveyor for setting the final monuments, the applicant shall present to the City Engineer evidence of the payment and receipt thereof by the engineer or surveyor.

59. A deferment, modification, or waiver of any engineering conditions will require the express written approval of the City Engineer.

60. All conditions of approval shall be fully complied with prior to issuance of a Certificate of Occupancy final acceptance.

Fresno Irrigation District

(Jeremy Landrith, FID Representative – 233-7161 ext. 7407)

61. The Applicant shall refer to the attached Fresno Irrigation District correspondence. If the list is not attached, please contact the FID for the list of requirements.

County of Fresno Health Department Conditions

(Kevin Tsuda, County of Fresno Health Department Representative – 600-3271)

62. The Applicant shall refer to the attached Fresno County Health Department correspondence. If the list is not attached, please contact the Health Department for the list of requirements.

Department of Transportation

(Nicholas Isla, Caltrans Representative – 444-2583)

63. The Applicant shall refer to the attached Caltrans correspondence. If the list is not attached, please contact the Caltrans for the list of requirements.

San Joaquin Valley Air Pollution Control District

(Eric McLaughlin, SJVAPCD Representative – 230-5808)

64. The Applicant shall refer to the attached SJVAPCD correspondence. If the list is not attached, please contact the SJVAPCD for the list of requirements.

Fresno Metropolitan Flood Control District

(Michael Maxwell, FMFCD Representative – 456-3292)

65. The Applicant shall refer to the attached FMFCD correspondence. If the list is not attached, please contact the FMFCD for the list of requirements.

RESOLUTION 20-__

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CLOVIS
RECOMMENDING APPROVAL OF A SITE PLAN REVIEW FOR THE LOMA VISTA
VILLAGE GREEN, AN APPROXIMATELY 7-ACRE PARK LOCATED NORTH OF
GETTYSBURG AVENUE BETWEEN DEWOLF AND LEONARD AVENUES AND FINDING
THAT NO FURTHER ENVIRONMENTAL REVIEW IS REQUIRED PURSUANT TO
SECTION 15183 OF CEQA GUIDELINES**

WHEREAS, City of Clovis, 1033 Fifth Street, Clovis, CA 93612, has applied for a Site Plan Review SPR2019-011; and

WHEREAS, Site Plan Review SPR2019-011, was filed on July 31, 2020, and was presented to the Clovis Planning Commission for approval in accordance with the Subdivision Map Act of the Government of the State of California and Title 9, Chapter 2, of the Municipal Code and the City of Clovis; and

WHEREAS, the proposed Site Plan Review SPR2019-011 was assessed under the provisions of the California Environmental Quality Act (CEQA) and was determined to be exempt pursuant to Section 15183 - Project's Consistent with a Community Plan, General Plan, or Zoning; and

WHEREAS, on June 17, 2020, the Director of Planning and Development Services (Director) denied SPR2018-005A2; and

WHEREAS, on October 22, 2020, the Planning Commission considered testimony and information received at the public hearing and the oral and written reports from City staff, as well as other documents contained in the record of proceedings relating to Site Plan Review SPR2019-011, which are maintained at the offices of the City of Clovis Department of Planning and Development Services; and

WHEREAS, on October 22, 2020, the Planning Commission recommended approval of SPR2019-011 by a 4-0-1 vote; and

WHEREAS, the City Council held a noticed public hearing on November 16, 2020, to consider the Project; and

WHEREAS, the City Council has reviewed the record of proceedings as reflected in the November 16, 2020 staff report and other oral and documentary evidence presented to the Commission during the appeal.

NOW, THEREFORE, BE IT RESOLVED, that the City of Clovis resolves as follows:

1. The Project is exempt from CEQA pursuant to Section 15183 of the CEQA Guidelines - Project's Consistent with a Community Plan, General Plan, or Zoning.
2. The Project satisfies the required findings for approval of a site plan review, as follows:
3. The project is allowed within the subject zoning district;

ATTACHMENT 2

- 4. The project is in compliance with all of the applicable provisions of this Development Code that are necessary to carry out the purpose and requirements of the subject zoning district, including prescribed development standards and applicable design standards, policies and guidelines established by resolution of the Council;
- 5. The project is in compliance with all other applicable provisions of the Clovis Municipal Code;
 - (1) The project is consistent with the General Plan and any applicable specific plan. (§ 2, Ord. 14-13, eff. October 8, 2014)
- 6. Without the conditions of approval (Attachment "1" to this Resolution), the Commission could not make the findings necessary for approval of SPR2019-011.
- 7. The basis for the findings is detailed in the November 16, 2020 staff report, which is hereby incorporated by reference, as well as the evidence and comments presented during the Public Hearing.
- 8. The Project is consistent with the Loma Vista Specific Plan, and the Specific Plan's certified EIR, and no further environmental review is required by CEQA, pursuant to Section 15183 of the CEQA Guidelines.

* * * * *

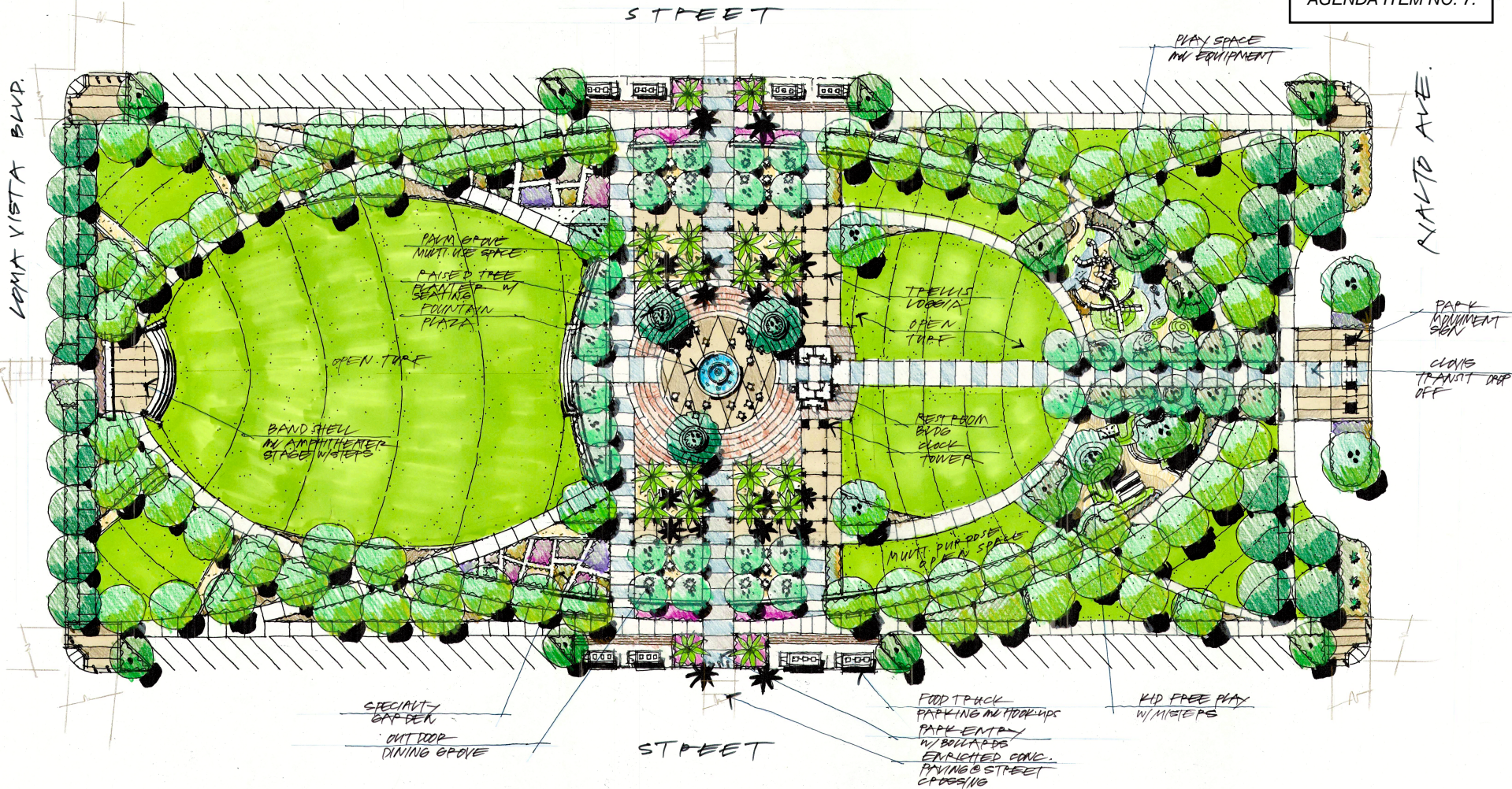
The foregoing resolution was introduced and adopted at a regular meeting of the City Council of the City of Clovis held on November 16, 2020 by the following vote, to wit.

- AYES:
- NOES:
- ABSENT:
- ABSTAIN:

DATED: November 16, 2020

Mayor

City Clerk

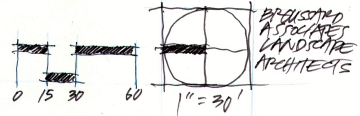


LOMA VISTA PARK

CITY OF CLOVIS

UPDATED SCHEMATIC PLAN 11.8.18

ATTACHMENT 3- Site Plan



PREPARED BY
A SCOTT
LANDSCAPE
ARCHITECTS

DEPARTMENT OF TRANSPORTATION**DISTRICT 6 OFFICE**

1352 WEST OLIVE AVENUE
P.O. BOX 12616
FRESNO, CA 93778-2616
PHONE (559) 445-5421
FAX (559) 488-4088
TTY 711
www.dot.ca.gov



Making Conservation
a California Way of Life

August 25, 2020

06-FRE-168-9.286
Site Plan Review
Loma Vista Village Green

Ms. Lily Cha
Department of Planning and Development Services
City of Clovis
1033 Fifth Street
Clovis, CA 93612

Dear Ms. Cha:

Thank you for the opportunity to review the Loma Vista Community Center/Park. The application proposes to build a community park. The project is located in the southeast urban center, approximately 5 miles east of State Route (SR) 168, in the City of Clovis in Fresno County.

Caltrans provides the *following comments* consistent with the State's smart mobility goals that support a vibrant economy and sustainable communities:

1. Caltrans supports the planned Class II bike trail and Community Collector Trail which is included in the City of Clovis Southeast Urban Center Specific Plan.
2. Alternative transportation policies should be applied to the development. An assessment of multi-modal facilities should be conducted to develop an integrated multi-modal transportation system to serve and help alleviate traffic congestion caused by the project and related development in this area of the City. The assessment should include the following:
 - a. Pedestrian walkways should link this proposal to an internal project area walkway, transit facilities, as well as other walkways in the surrounding area.
 - b. The project should consider bicycles as an alternative mode of transportation and offer internal amenities to encourage bicycle use which could include parking and security.

ATTACHMENT 4

Ms. Lily Cha
August 25, 2020
Page 2

- c. If transit is not available within ¼-mile of the site, transit should be extended to provide services to what will be a high activity center.
3. Consider bicyclist and pedestrian comfort when designing facilities.
4. Identify bicycle parking needs at transit, rail and park and ride services and define appropriate bicycle accommodation policies.
5. Promote awareness of and connections to key bicycling and walking routes.
6. Trails will be considered within the proposed district-level bicycle and pedestrian plans. These efforts can consider enhancing existing unpaved trails, building trails in existing, abandoned, or underutilized rail and highway right-of-way, and building new trails where they may be missing (*Toward an Active California State Bicycle+Pedestrian Plan 54*).
7. California's Zero Emissions Vehicle (ZEV) Plan 2018 details a strategy to build hydrogen fueling stations and more electric vehicle chargers statewide in an effort to reduce greenhouse gas (GHG) emissions and reach its 2050 climate goals. Caltrans recommends the Project support these statewide goals by including designated parking for electric vehicles along with charging stations.
8. These recommendations are intended to reduce Vehicle Miles Traveled (VMT) while increasing the likelihood people will use and benefit from a more multi-modal transportation network by improving their health and quality of life.

If you have any further questions, contact Nicholas Isla at (559) 444-2583 or Nicholas.isla@dot.ca.gov.

Sincerely,



DAVID PADILLA, Branch Chief
Transportation Planning - North



County of Fresno

DEPARTMENT OF PUBLIC HEALTH

July 13, 2020

LU0020935
2604

Lily Cha, Assistant Planner
City of Clovis
Planning and Development Services Department
1033 Fifth Street
Clovis, CA 93612

Dear Ms. Cha:

PROJECT NUMBERS: **DRC1741-2020**

DRC1741-2020; This Project is an approximately 7-acre park known as the Loma Vista Village Green or Village Green. The Village Green was planned as the central focal point of the Community Center South Master Plan within the Loma Vista Urban Center. It will provide for both active and passive uses accommodating features such as an amphitheater, open fields, seating areas, a centrally located structure providing restrooms and shade trellis, play equipment, and the opportunity for food truck operations. Designed to accommodate various events such as community festivals, concerts, and the opportunity to lease areas for private events.

APN: 555-031-30T, -34T

ZONING: P-F

SITE ADDRESS: North of Gettysburg between Dewolf & Leonard Avenues

Recommended Conditions of Approval:

- Prior to issuance of building permits, should the applicant propose a snack bar/commissary they will be required to submit complete food facility plans and specifications to the Fresno County Department of Public Health, Environmental Health Division, for review and approval. Contact the Consumer Food Protection Program at (559) 600-3357 for more information.
- Prior to operation, should the applicant propose a snack bar/commissary they **may** be required to apply for and obtain permits to operate a food facility from the Fresno County Department of Public Health, Environmental Health Division. A permit, once issued, is nontransferable. Contact the Consumer Food Protection Program at (559) 600-3357 for more information.
- Should alcohol sales be proposed, then prior to alcohol sales, the applicant shall first obtain their license to sell alcoholic beverages. Contact the California Alcoholic Beverage Control Department at (559) 225-6334 for more information.
- Facilities that use and/or store hazardous materials and/or hazardous wastes shall meet the requirements set forth in the California Health and Safety Code (HSC), Division 20, Chapter 6.95, and the California Code of Regulations (CCR), Title 22, Division 4.5. Your proposed business will

Promotion, preservation and protection of the community's health

1221 Fulton Street / P. O. Box 11867, Fresno, CA 93775

(559) 600-3271 • FAX (559) 600-7629

The County of Fresno is an Equal Employment Opportunity Employer

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handle hazardous materials and/or hazardous waste and will be required to submit a Hazardous Materials Business Plan pursuant to the HSC, Division 20, Chapter 6.95 (<http://cers.calepa.ca.gov/>). Contact the Fresno County Hazmat Compliance Program at (559) 600-3271 for more information.

- As the Use Permit holder, The City of Clovis or private event use holder, shall be responsible for ensuring that the mobile food preparation units operating onsite are in compliance with Fresno County Department of Public Health, Environmental Health Division permit requirements. All mobile food preparation units shall maintain a valid Fresno County Department of Public Health Permit to Operate, and operate within the scope of their permit. Temporary food facilities/booths are not permitted unless the event meets a “Community Event” definition. Contact the Consumer Food Protection Program at (559) 600-3357 for more information.
- All mobile food preparation units shall be located within 200 feet of an approved restroom facility (California Retail Food Code Section 114315). Contact the Consumer Food Protection Program at (559) 600-3357 for more information.
- In accordance with California Retail Food Code Section 114259.5 Prohibiting Animals: (except under specific situations) live animals may not be allowed in a Food Facility and shall be kept at least 20 feet (6 meters) away from any mobile food facility.
- The project has the potential to expose residents to noise levels in excess of standards established in the Noise Element of the City of Clovis General Plan and the municipal code. It is recommended City Staff require an acoustical analysis, prior to approval of the project, to identify potential noise levels from the proposed concert stage and offer appropriate mitigation measures to be incorporated into the project.

REVIEWED BY:

Kevin Tsuda

Kevin Tsuda, R.E.H.S.
Environmental Health Specialist II

(559) 600-3271

KT

cc: Rogers, Moreno, Heinrich (assigns) & Sauls- Environmental Health Division (CT. 59.09)

August 25, 2020

Lily Cha
c/o City of Clovis
1033 Fifth Street
Clovis, CA 93612

Project: SPR 2019-011, Loma Vista Village Green
APN: 555-031-11, 555-031-29
Subject: Rule 9510 Indirect Source Review (ISR) applicability
District CEQA Reference No.: 20200681

To Whom It May Concern:

Based on the information provided, the San Joaquin Valley Air Pollution Control District (District) concludes that the proposed project is subject to District Rule 9510 Indirect Source Review (ISR) and therefore requires an Air Impact Assessment (AIA). Since District records indicate that an AIA application has not been submitted for this project, please submit an AIA application to the District no later than applying for final discretionary approval with a public agency. The application provides the required information to quantify emissions from the project and determine the amount of mitigation required.

For your convenience, enclosed is an AIA application, which can also be downloaded from the District's website: <http://www.valleyair.org/ISR/ISRFormsAndApplications.htm>. Also enclosed is a document with answers to frequently asked questions regarding ISR. This may be used as a reference to better understand ISR and how the District processes application. For additional information, please visit the District's ISR website: <http://www.valleyair.org/isr/isrhome.htm>.

Please pay close attention to the following important information:

- Generating emissions before paying required Off-site Mitigation Fees, if any, is a violation of District regulations and is subject to enforcement action
- In the event there is a change in project ownership or developer, the new owner/developer is responsible for contacting the District to finalize the AIA.

District staff is available to meet with you and/or the applicant to assist in the submittal of the application, help you identify potential mitigation measures to reduce emissions from the project, and further discuss the regulatory requirements that are associated with this project.

Samir Sheikh
Executive Director/Air Pollution Control Officer

Northern Region
4800 Enterprise Way
Modesto, CA 95358-8718
Tel: (209) 557-6400 FAX: (209) 557-6475

Central Region (Main Office)
1990 E. Gettysburg Avenue
Fresno, CA 93726-0244
Tel: (559) 230-6000 FAX: (559) 230-6061

Southern Region
34946 Flyover Court
Bakersfield, CA 93308-9725
Tel: (661) 392-5500 FAX: (661) 392-5585

Lily Cha
c/o City of Clovis
Page 2

Thank you for your cooperation in this matter. If you have any questions or require further information, please contact Eric McLaughlin by e-mail at Eric.McLaughlin@valleyair.org or by phone at (559) 230-5808.

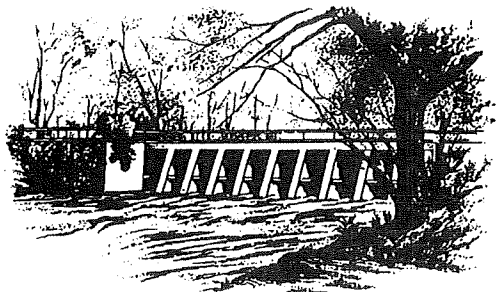
Sincerely,

A handwritten signature in blue ink, appearing to be 'Eric McLaughlin', written in a cursive style.

For Arnaud Marjollet
Director of Permit Services

AM: cf

Enclosures: ISR FAQ and AIA application



YOUR MOST VALUABLE RESOURCE - WATER

OFFICE OF

FRESNO IRRIGATION DISTRICT

TELEPHONE (559) 233-7161
FAX (559) 233-8227
2907 S. MAPLE AVENUE
FRESNO, CALIFORNIA 93725-2208

June 5, 2019

Lily Cha
Planning Division
City of Clovis
1033 Fifth Street
Clovis, CA 93612

RE: Site Plan Review SPR2019-011
S/E Shaw and DeWolf avenues

Dear Ms. Cha:

The Fresno Irrigation District (FID) has reviewed the Site Plan Review SPR2019-011 for which the applicant requests a site plan review for an approximately 7 acre park with amphitheater and community festival facilities, APN: 555-031-11 (portion) and 29 (portion). FID has the following comment:

1. FID does not own operate or maintain any facilities located on the subject property, as shown on the attached FID exhibit map.
2. For informational purposes, FID's Brown No. 113, runs southerly along the east side of DeWolf Avenue, crosses Shaw approximately 1,800 feet northwest of the subject property, and crosses Gettysburg Avenue approximately 1,300 feet southwest of the subject property, as shown on the attached FID exhibit map. Should this project include any street and or utility improvements along Shaw Avenue, Gettysburg Avenue or in the vicinity of this pipeline, FID requires it review and approve all plans.
3. For informational purposes, FID's Jefferson No. 112 runs southwesterly and crosses the intersection of Shaw Avenue and DeWolf Avenue approximately 1,800 feet northwest of the subject property, as shown on the attached FID exhibit map. Should this project include any street and/or utility improvements along Shaw Avenue, DeWolf Avenue or in the vicinity of this pipeline, FID requires it review and approve all plans.

Lily Cha
RE: SPR2019-011
June 5, 2019
Page 2 of 2

4. For informational purposes, a privately owned canal known as McFarlane E. Br. No. 468 runs southerly and crosses Shaw Avenue approximately 1,400 feet northeast of the subject property as shown on the attached FID exhibit map. FID does not own, operate or maintain this private canal. FID's records indicate that this pipeline is active and should be treated as such. FID can supply the City a list of known users upon request.
5. For informational purposes, a privately owned canal known as McFarlane W. Br. No. 468 runs southerly and crosses Shaw Avenue approximately 1,200 feet northeast of the subject property as shown on the attached FID exhibit map. FID does not own, operate or maintain this private canal. FID's records indicate that this pipeline is active and should be treated as such. FID can supply the City a list of known users upon request.
6. For informational purposes, Fresno Metropolitan Flood Control District's Dog Creek runs southerly and crosses Shaw avenue approximately 2,500 feet northeast of the subject property, as shown on the attached FID exhibit map. Should any improvements be necessary in the vicinity of the crossing, the applicant will be required to contact FMFCD to discuss any necessary improvements to their facility.

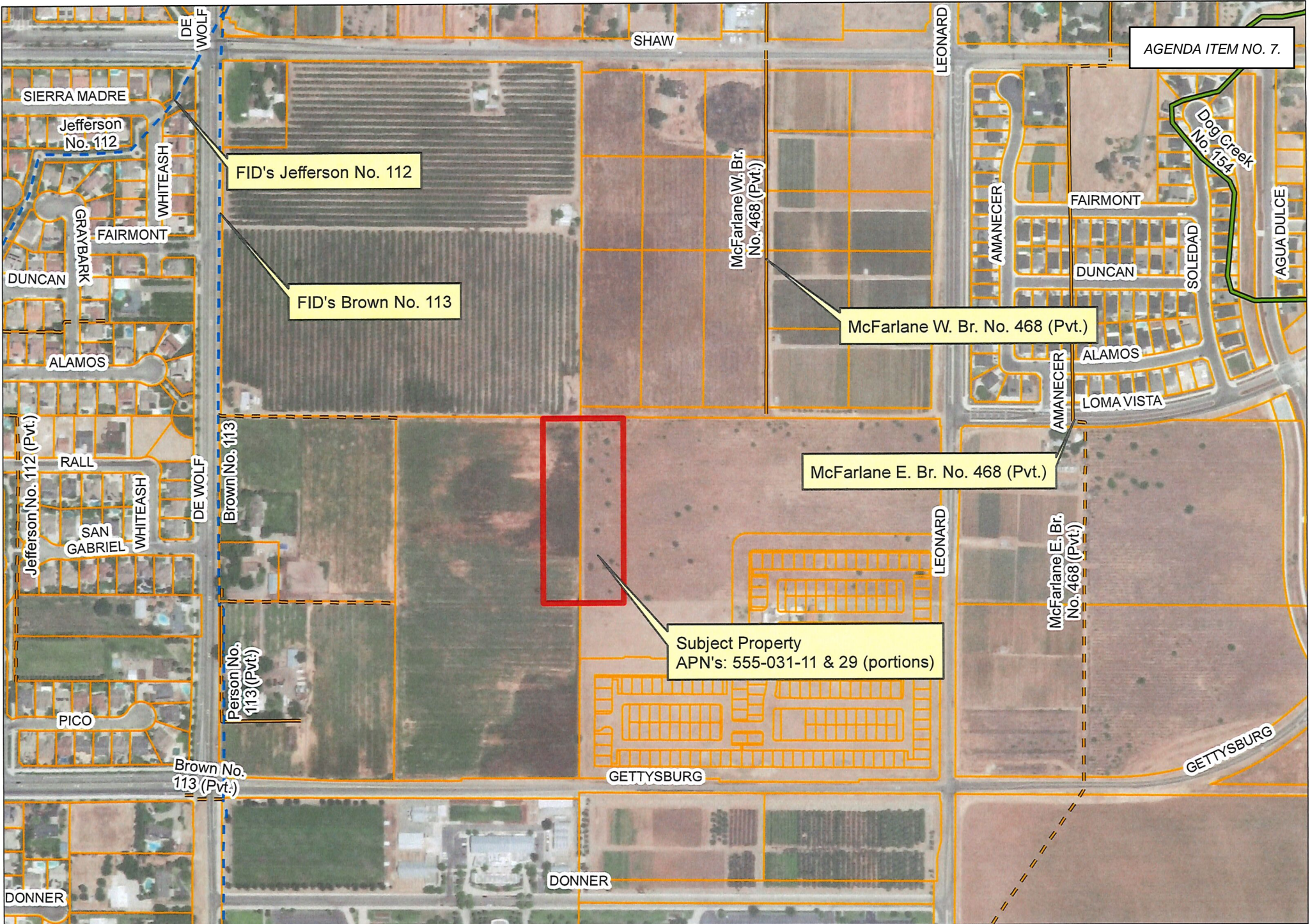
Thank you for submitting this for our review. We appreciate the opportunity to review and comment on the subject documents for the proposed project. If you have any questions, please feel free to contact Jeremy Landrith at (559) 233-7161 extension 7407 or jlandrith@fresnoirrigation.com.

Sincerely,



Laurence Kimura, P.E.
Chief Engineer

Attachment



This map was produced by the Fresno Irrigation District and is provided for reference and informational purposes only and is not intended to show map scale accuracy or all inclusive map features, nor for legal purposes. FID makes no statements regarding the accuracy of this map as the features shown are in their approximate location. Please contact the FID Engineering Dept. at (559) 233-7161 for further information on FID facilities.

Legend

- FID Canal
- - - FID Pipeline
- Private Canal
- - - Private Pipeline
- - - Abandoned Canal
- - - Abandoned Pipeline
- Stream Group
- Other-Creek/River
- Other-Pipeline
- FID Boundary
- Railroad
- Streets & Hwys
- Parcel
- FMFCD Acquired Basins
- FMFCD Proposed Basins

0 220 440 Feet

1 inch = 438.46 feet

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**FRESNO METROPOLITAN FLOOD CONTROL DISTRICT
NOTICE OF REQUIREMENTS**

AGENDA ITEM NO. 7.

Page 1 of 4

PUBLIC AGENCY

LILY CHA
DEPARTMENT OF PLANNING AND
DEVELOPMENT SERVICES
CITY OF CLOVIS
1033 FIFTH STREET
CLOVIS, CA 93612

DEVELOPER

DWIGHT KROLL, CITY OF CLOVIS
1033 FIFTH ST.
CLOVIS, CA 93612

PROJECT NO: **2019-011**
ADDRESS: **N/S GETTYSBURG, BTWN DEWOLF AND LEONARD**
APN: **555-031-11, 555-031-29**

SENT: **6/20/19**

Drainage Area(s)	Preliminary Fee(s)	Development Review Service Charge(s)	Fee(s)	
DO	\$43,192.00	NOR Review	\$359.00	To be paid prior to release of District comments to Public Agency and Developer.
		Grading Plan Review	\$1,826.00	Amount to be submitted with first grading plan submittal.
		Storm Drain Plan Review		For amount of fee, refer to www.fresnofloodcontrol.org for form to fill out and submit with first storm drain plan submittal (blank copy attached).
Total Drainage Fee: \$43,192.00		Total Service Charge: \$2,185.00		

The proposed development will generate storm runoff which produces potentially significant environmental impacts and which must be properly discharged and mitigated pursuant to the California Environmental Quality Act and the National Environmental Policy Act. The District in cooperation with the City and County has developed and adopted the Storm Drainage and Flood Control Master Plan. Compliance with and implementation of this Master Plan by this development project will satisfy the drainage related CEQA/NEPA impact of the project mitigation requirements.

Pursuant to the District's Development Review Fee Policy, the subject project shall pay review fees for issuance of this Notice of Requirements (NOR) and any plan submittals requiring the District's reviews. The NOR fee shall be paid to the District by Developer before the Notice of Requirement will be submitted to the City. The Grading Plan fee shall be paid upon first submittal. The Storm Drain Plan fee shall be paid prior to return/pick up of first submittal.

The proposed development shall pay drainage fees pursuant to the Drainage Fee Ordinance prior to issuance of a building permit at the rates in effect at the time of such issuance. The fee indicated above is valid through 2/29/20 based on the site plan submitted to the District on 5/21/19 Contact FMFCD for a revised fee in cases where changes are made in the proposed site plan which materially alter the proposed impervious area.

Considerations which may affect the fee obligation(s) or the timing or form of fee payment:

- a.) Fees related to undeveloped or phased portions of the project may be deferrable.
- b.) Fees may be calculated based on the actual percentage of runoff if different than that typical for the zone district under which the development is being undertaken and if permanent provisions are made to assure that the site remains in that configuration.
- c.) Master Plan storm drainage facilities may be constructed, or required to be constructed in lieu of paying fees.
- d.) The actual cost incurred in constructing Master Plan drainage system facilities is credited against the drainage fee obligation.
- e.) When the actual costs incurred in constructing Master Plan facilities exceeds the drainage fee obligation, reimbursement will be made for the excess costs from future fees collected by the District from other development.
- f.) Any request for a drainage fee refund requires the entitlement cancellation and a written request addressed to the General Manager of the District within 60 days from payment of the fee. A non refundable \$300 Administration fee or 5% of the refund whichever is less will be retained without fee credit.

CL SPR No. 2019-011

FRESNO METROPOLITAN FLOOD CONTROL DISTRICT
NOTICE OF REQUIREMENTS

AGENDA ITEM NO. 7.

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CL SPR No. 2019-011

Approval of this development shall be conditioned upon compliance with these District Requirements.

1. a. Drainage from the site shall
 b. Grading and drainage patterns shall be as identified on Exhibit No. 1
 c. The grading and drainage patterns shown on the site plan conform to the adopted Storm Drainage and Flood Control Master Plan.

2. The proposed development shall construct and/or dedicate Storm Drainage and Flood Control Master Plan facilities located within the development or necessitated by any off-site improvements required by the approving agency:
 Developer shall construct facilities as shown on Exhibit No. 1 as MASTER PLAN FACILITIES TO BE CONSTRUCTED BY DEVELOPER.
 None required.

3. The following final improvement plans and information shall be submitted to the District for review prior to final development approval:
 Grading Plan
 Street Plan
 Storm Drain Plan
 Water & Sewer Plan
 Final Map
 Drainage Report (to be submitted with tentative map)
 Other
 None Required

4. Availability of drainage facilities:
 a. Permanent drainage service is available provided the developer can verify to the satisfaction of the City that runoff can be safely conveyed to the Master Plan inlet(s).
 b. The construction of facilities required by Paragraph No. 2 hereof will provide permanent drainage service.
 c. Permanent drainage service will not be available. The District recommends temporary facilities until permanent service is available.
 d. See Exhibit No. 2.


5. The proposed development:
 Appears to be located within a 100 year flood prone area as designated on the latest Flood Insurance Rate Maps available to the District, necessitating appropriate floodplain management action. (See attached Floodplain Policy.)
 Does not appear to be located within a flood prone area.

6. The subject site contains a portion of a canal or pipeline that is used to manage recharge, storm water, and/or flood flows. The existing capacity must be preserved as part of site development. Additionally, site development may not interfere with the ability to operate and maintain the canal or pipeline.

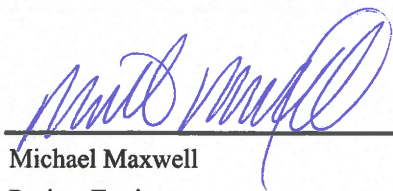
FRESNO METROPOLITAN FLOOD CONTROL DISTRICT
NOTICE OF REQUIREMENTS

CL SPR No. 2019-011

7. The Federal Clean Water Act and the State General Permits for Storm Water Discharges Associated with Construction and Industrial Activities (State General Permits) require developers of construction projects disturbing one or more acres, and discharges associated with industrial activity not otherwise exempt from National Pollutant Discharge Elimination System (NPDES) permitting, to implement controls to reduce pollutants, prohibit the discharge of waters other than storm water to the municipal storm drain system, and meet water quality standards. These requirements apply both to pollutants generated during construction, and to those which may be generated by operations at the development after construction.
- a. State General Permit for Storm Water Discharges Associated with Construction Activities, effective July 1, 2010, as amended. A State General Construction Permit is required for all clearing, grading, and disturbances to the ground that result in soil disturbance of at least one acre (or less than one acre) if part of a larger common plan of development or sale). Permittees are required to: submit a Notice of Intent and Permit Registration Documents to be covered and must pay a permit fee to the State Water Resources Control Board (State Board), develop and implement a storm water pollution prevention plan, eliminate non-storm water discharges, conduct routine site inspections, train employees in permit compliance, and complete an annual certification of compliance.
 - b. State General Permit for Storm Water Discharges Associated with Industrial Activities, April, 2014 (available at the District Office). A State General Industrial Permit is required for specific types of industries described in the NPDES regulations or by Standard Industrial Classification (SIC) code. The following categories of industries are generally required to secure an industrial permit: manufacturing; trucking; recycling; and waste and hazardous waste management. Specific exemptions exist for manufacturing activities which occur entirely indoors. Permittees are required to: submit a Notice of Intent to be covered and must pay a permit fee to the State Water Resources Control Board, develop and implement a storm water pollution prevention plan, eliminate non-storm water discharges, conduct routine site inspections, train employees in permit compliance, sample storm water runoff and test it for pollutant indicators, and annually submit a report to the State Board.
 - c. The proposed development is encouraged to select and implement storm water quality controls recommended in the Fresno-Clovis Storm Water Quality Management Construction and Post-Construction Guidelines (available at the District Office) to meet the requirements of the State General Permits, eliminate the potential for non-storm water to enter the municipal storm drain system, and where possible minimize contact with materials which may contaminate storm water runoff.
8. A requirement of the District may be appealed by filing a written notice of appeal with the Secretary of the District within ten days of the date of this Notice of Requirements.
9. The District reserves the right to modify, reduce or add to these requirements, or revise fees, as necessary to accommodate changes made in the proposed development by the developer or requirements made by other agencies.
10. X See Exhibit No. 2 for additional comments, recommendations and requirements.



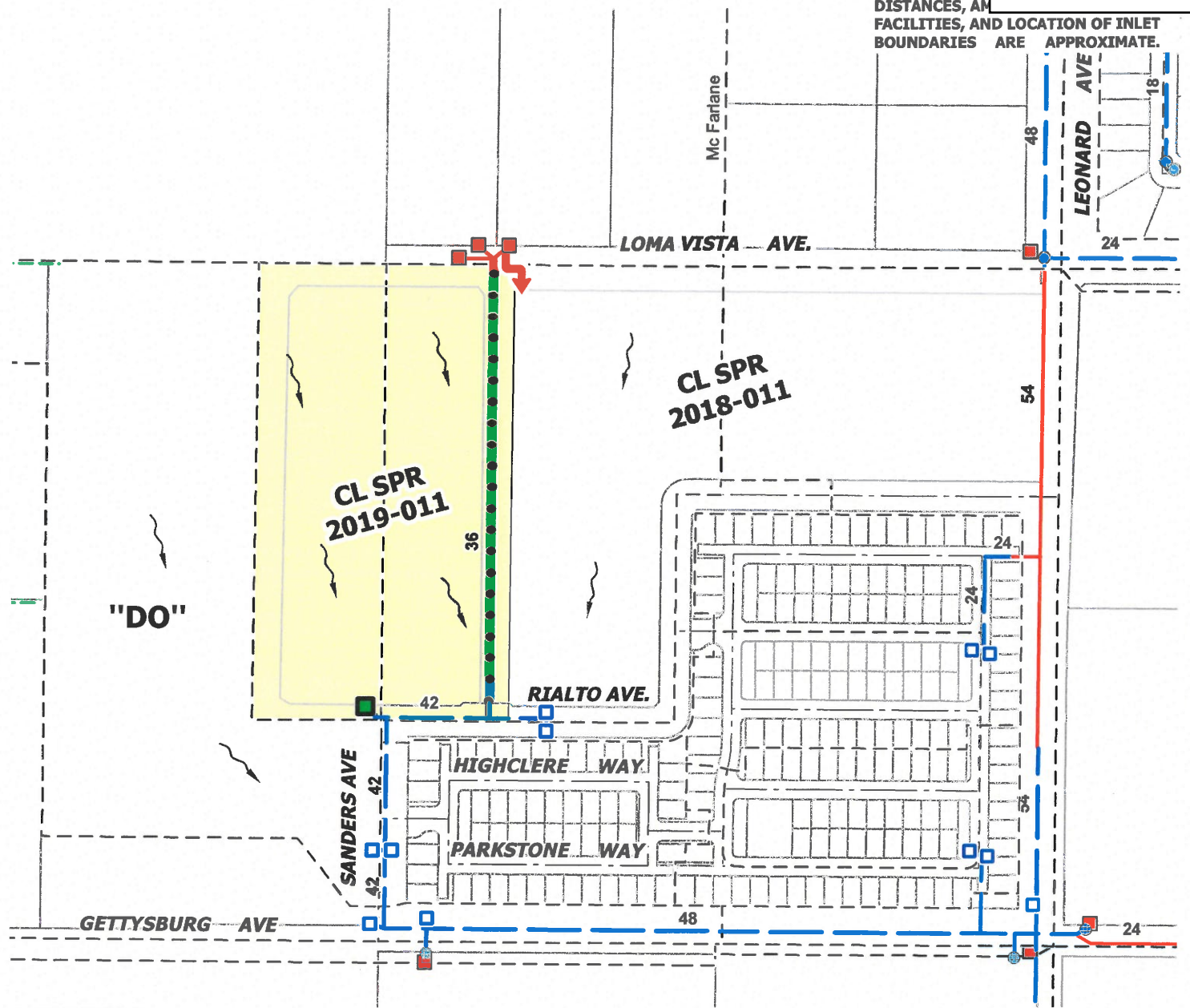
Peter Sanchez
District Engineer



Michael Maxwell
Project Engineer

NOTE: THIS DISTANCES, AM FACILITIES, AND LOCATION OF INLET BOUNDARIES ARE APPROXIMATE.

AGENDA ITEM NO. 7.



LEGEND

- Creditable Facilities (Master Plan Facilities To Be Constructed By Developer) - Pipeline (Size Shown) & Inlet
- Existing Master Plan Facilities
- Existing Temporary Inlet
- Future Master Plan Facilities
- Inlet Boundary
- Direction Of Drainage
- Major Storm Breakover



**CL SPR 2019-011
DRAINAGE AREA "DO"**

**EXHIBIT NO. 1
FRESNO METROPOLITAN FLOOD CONTROL DISTRICT**

OTHER REQUIREMENTS
EXHIBIT NO. 2

The cost of construction of Master Plan facilities, excluding dedication of storm drainage easements, is eligible for credit against the drainage fee of the drainage area served by the facilities. A Development Agreement shall be executed with the District to effect such credit. Reimbursement provisions, in accordance with the Drainage Fee Ordinance, will be included to the extent that developer's Master Plan costs for an individual drainage area exceed the fee of said area. Should the facilities cost for such individual area total less than the fee of said area, the difference shall be paid upon demand to the City/County or District.

If street improvements on Loma Vista Avenue are required to be constructed by the City of Clovis then Clovis SPR 2019-011 shall construct the future Master Plan facilities as shown on Exhibit No. 1 on Loma Vista Avenue.

The Creditable Facilities, as shown on Exhibit No. 1, have also been required of Clovis SPR 2018-011. If the facilities required of Clovis SPR 2018-011 are completed prior to the development of this site the construction requirement will be dropped.

The proposed development of Clovis SPR 2019-011 is located in an area that has historically provided a passage for major storm water flows from the area north of the development across the proposed site to Gettysburg Avenue. The grading of the proposed site shall be designed such that there are not adverse impacts to the passage of said major storm water from the north to Gettysburg Avenue.

Development No. Clovis SPR 2019-011

CLOVIS PLANNING COMMISSION MINUTES
October 22, 2020

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

Flag salute led by Chair Hatcher

Present: Commissioners Bedsted, Cunningham, Hinkle, Chair Hatcher

Absent: Commissioner Antuna

Staff: Dave Merchen, City Planner
Orlando Ramirez, Deputy City Planner
Ricky Caperton, Senior Planner
Lily Cha, Associate Planner
Sean Smith, Supervising Civil Engineer

PUBLIC HEARINGS

3. Consider Approval - **Res. 20-42**, A request to approve the site layout and design of the Loma Vista Village Green, an approximately 7-acre park that is centrally located within the Loma Vista Community Center South Master Plan area, north of Gettysburg Avenue between DeWolf and Lenard Avenues. City of Clovis, applicant.

Associate Planner Lily Cha presented the staff report.

Commissioner Cunningham inquired as to the location of Fire Station 6 in relation to this project site. Associate Planner Cha provided the location.

Commissioner Hinkle inquired as to whether there would be a plan to incorporate vehicle charging stations. Associate Planner Cha responded that such is a detail that would be part of the design phase.

Commissioner Hinkle expressed concern regarding the lack of play areas designed for children ages 12 and up, particularly on the western part of the site for use by the multifamily developments there. Associate Planner Cha assured that community input was a part of the master plan design phase, and that this park is intended more as a community area, providing details.

Commissioner Hinkle implored that additions are considered for that age group to have someplace to go in the future.

At this point, the Chair opened the floor to those in favor.

There being none, the Chair opened the floor to those in opposition.

Erika McFarland of 2760 Parkwall Lane expressed that she is not opposed to the park but rather is concerned regarding the lack of designated space for dogs and for parking. She is concerned that parking on the public street will present noise and safety issues and would like to see designated parking in the park.

At this point, the Chair reopened the floor to the applicant for rebuttal.

Associate Planner Cha assured Ms. McFarland that the City of Clovis had recently adopted a dog park master plan which designated areas of the City for dog parks, providing details that included a nearby planned dog park. She then addressed the parking concern, providing details regarding the available public parking in the area as well as the trail connectivity and projected use of the trail system to reach the park by most visitors.

At this point, the Chair closed the public portion.

At this point, a motion was made by Commissioner Cunningham and seconded by Commissioner Hatcher to approve SPR2019-011. The motion was approved by a vote of 4-0-1.



CITY *of* CLOVIS

REPORT TO THE CITY COUNCIL

TO: Mayor and City Council
 FROM: Administration
 DATE: November 16, 2020
 SUBJECT: Consider Approval – Change of City Council Meeting Schedule.

Staff: Luke Serpa, City Manager

Recommendation: Approve

ATTACHMENTS: None

CONFLICT OF INTEREST

None.

RECOMMENDATION

For the City Council to approve the cancellation of the regular Council meeting scheduled for Monday, December 21, 2020.

EXECUTIVE SUMMARY

There is a need to change the schedule of meetings for the City Council in December. Staff is recommending that City Council cancel the meeting of December 21, 2020.

BACKGROUND

Staff is able to consolidate the agenda items to the first and second meetings in December 2020. Staff is recommending that City Council consider canceling the meeting of December 21, 2020. Given adequate notice, staff will be able to amend the timing of actions coming forward so that operations will not be affected by the cancellation.

FISCAL IMPACT

None.

REASON FOR RECOMMENDATION

Pursuant to the Clovis Municipal Code, the City Council meets in regular session on the first, second, and third Monday of each month, except when those Mondays occur on a recognized City holiday. The City Council needs to confirm any change to the schedule of meetings in order to properly notice the public of the City Council's schedule of meetings.

ACTIONS FOLLOWING APPROVAL

A revised schedule of meetings will be published in conformance with law.

Prepared by: Jacquie Pronovost, Executive Assistant

Reviewed by: City Manager LS



CITY *of* CLOVIS

REPORT TO THE CITY COUNCIL

TO: Mayor and City Council
FROM: Administration
DATE: November 16, 2020
SUBJECT: Consider – Consideration of Design of City of Clovis Flag.

Staff: Mayor Bessinger
Recommendation: Consider

Mayor Bessinger will give a verbal presentation on this item.

Please direct questions to the City Manager's office at 559-324-2060.