

In-person participation by the public will be permitted.

Submit a written public comment prior to the meeting: Public comments submitted to krashad@atwater.org by 4:00 p.m. on the day of the meeting will be distributed to the Planning Commission and made part of the official minutes but will not be read out loud during the meeting.

Assistance will be provided to those requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Persons requesting accommodation should contact the City in advance of the meeting, and as soon as possible, at (209) 357-6241.

CITY OF ATWATER PLANNING COMMISSION

AGENDA

Council Chambers
750 Bellevue Road
Atwater, CA 95301

October 18, 2023

CALL TO ORDER:

INVOCATION:

Invocation by Police Chaplain McClellan

PLEDGE OF ALLEGIANCE TO THE FLAG:

ROLL CALL:

Borgwardt____, Kadach____, Sanchez-Garcia _____, Sanders____, Daugherty_____

SUBSEQUENT NEED ITEMS: (The Planning Secretary shall announce any requests for items requiring immediate action subsequent to the posting of the agenda. Subsequent need items require a two-thirds vote of the members of the Commission present at the meeting.)

APPROVAL OF AGENDA AS POSTED OR AS AMENDED: (This is the time for the Commission to remove items from the agenda or to change the order of the agenda.)

Staff's Recommendation: Motion to approve agenda as posted or as amended.



6:00 PM

APPROVAL OF MINUTES:

a) September 20, 2023 – Regular Meeting

Staff's Recommendation: Approval of minutes as listed.

PETITIONS AND COMMUNICATIONS:

- 1. Request from Valley Christian Church for a Harvest Festival on October 31, 2023, from 5:30pm-9:00pm with road closures.**

Staff's Recommendation: Approval of request from Valley Christian Church for a Harvest Festival on October 31, 2023, from 5:30pm-9:00pm with road closures. Please see the attached map.

PUBLIC HEARINGS:

- 2. Actions pertaining to the summary vacation of a portion of land on the northwest corner of Elm Avenue and Winton Way:**
 - a. Determine that the proposed vacation is consistent with the City's General Plan pursuant to Government Code Section 65402;**
 - b. Adopt findings that the project is categorically exempt under California Environmental Quality Act (CEQA) guidelines section 15061 (b)(3), "Common Sense Exemption";**
 - c. Recommend that the City Council approve the summary vacation of access right restrictions on a portion of the northwest corner of Elm Avenue and Winton Way.**

Staff's Recommendation: Open the public hearing and receive any testimony given;

Close the public hearing;

Adopt Resolution No. PC 0237-23 finding that the project is categorically exempt under California Environmental Quality Act (CEQA) Guidelines section 15061(b)(3), "Common Sense Exemption"; and recommend that the City Council order the summary vacation of a portion of land on the northwest corner of Elm Avenue and Winton Way.

- 3. Public hearing to consider adopting a Resolution making an environmental finding that the project is exempt under California Environmental Quality ACT (CEQA) guideline section 15303: Class 3 "New Construction or Conversion of Small Structures"; and to recommend City Council approve**

Zone Change No. 23-14-0100 and Variance No. 23-14-0400 for a parcel located at 1789 Elm Street in Atwater (APN: 002-181-041).
(Applicant: Shan Singh)

Staff's Recommendation: Open the public hearing and receive any testimony given;

Close the public hearing;

Adopt Resolution No. PC 0233-23 making an environmental finding that the project is exempt under California Environmental Quality ACT (CEQA) guideline section 15303: Class 3 "New Construction or Conversion of Small Structures"; and to recommend City Council approve Zone Change No. 23-14-0100 and Variance No. 23-14-0400 for a parcel located at 1789 Elm Street in Atwater (APN: 002-181-041).

REPORTS AND PRESENTATION FROM STAFF:

4. Deputy City Manager / Community Development Director Verbal Updates

COMMENTS FROM THE PUBLIC:

NOTICE TO THE PUBLIC

At this time any person may comment on any item which is not on the agenda. You may state your name and address for the record; however, it is not required. Action will not be taken on an item that is not on the agenda. If it requires action, it will be referred to staff and/or placed on a future agenda. Please limit comments to a maximum of three (3) minutes.

COMMISSIONER MATTERS:

Planning Commissioner Comments

ADJOURNMENT:

CERTIFICATION:

I, Kayla Rashad, Planning Commission Recording Secretary, do hereby certify that a copy of the foregoing Agenda was posted at City Hall a minimum of 72 hours prior to the meeting.



Kayla Rashad,
Planning Commission Recording Secretary

SB 343 NOTICE

In accordance with California Government Code Section 54957.5, any writing or document that is a public record, relates to an open session agenda item and is distributed less than 72 hours prior to a regular meeting will be made available for public inspection in the General Services Department at City Hall during normal business hours at 750 Bellevue Road.

If, however, the document or writing is not distributed until the regular meeting to which it relates, then the document or writing will be made available to the public at the location of the meeting, as listed on this agenda at 750 Bellevue Road.



In compliance with the Federal Americans with Disabilities Act of 1990, upon request, the agenda can be provided in an alternative format to accommodate special needs. If you require special accommodations to participate in a Planning Commission meeting due to a disability, please contact the Planning Commission Secretary a minimum of five (5) business days in advance of the meeting at (209) 812-1031. You may also send the request by email to