



Council Chamber, 336 Pacific Avenue • Shafter, CA 93263

**AGENDA
SPECIAL MEETING
SHAFTER PLANNING COMMISSION
MONDAY, FEBRUARY 29, 2016**

- CALL TO ORDER:** 6:00 P.M.
- PLEDGE OF ALLEGIANCE:** Commissioner Nunlist
- INVOCATION:** Commissioner Wiebe
- ROLL CALL:** Chairman Mouser
Vice Chairman Gonzalez
Commissioner Mestaz
Commissioner Nunlist
Commissioner Wiebe

APPROVAL OF AGENDA:

MINUTES OF PREVIOUS MEETING:

1. Approval of Minutes: Regular Meeting of January 12, 2016.

PUBLIC COMMENT: *This portion of the meeting is reserved for persons wanting to address the Council only on matters listed on this agenda. Speakers are limited to five minutes. Please state your name and address for the record before making your presentation.*

PUBLIC HEARING: *Should anyone challenge any proposed action which is the subject of a public hearing listed on this agenda, that person challenging any action taken after the public hearing may be limited to raising only those issues addressed at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at or prior to this public hearing.*

1. **AMENDMENT NO. 16-27:** a request to receive public testimony; adopt Resolution No. 16-268, a Resolution of the Planning Commission of the City of Shafter Certifying it has Received, Reviewed, Evaluated and Considered the Information Contained in the Addendum to the Certified Final Program Environmental Impact Report for the 2005 General Plan Update and Related Actions (SCH No. 2004101029) for Amendment No. 16-27, an Amendment to the Gossamer Grove Specific Plan, and Certifying that the Addendum has been completed in Compliance with the California Environmental Quality Act (CEQA) and State CEQA Guidelines, and Recommending Addendum Certification to the City Council of the City of Shafter; and adopt Resolution No. 16-269, a Resolution of the Planning Commission of the City of Shafter Making Findings And Recommending the City Council of the City of Shafter Adopt the Amendment (Amendment No. 16-27) to

the Gossamer Grove Specific Plan as Provided In Exhibit "A". The amendment designates Plan Area 1 (PA-1) for Low Density Residential land use and moves the Estate Residential designation to Plan Area 2 and Plan Area 3 (PA-2/PA-3). The Community Drive intersections at Cotton Creek Drive and Cobble Creek Drive are designed for four-way stops and enhanced pedestrian crossing. Three oil production drill islands are designated under the amendment. The existing adopted residential, commercial, park, and school development densities are not changed by the proposal. The Gossamer Grove Specific Plan area is generally located north of 7th Standard Road, between Community Drive and the Friant-Kern Canal.

2. **PRE-ZONE NO. 16-61:** a request to receive public testimony; adopt Resolution No. 16-264; a Resolution of the Planning Commission of the City of Shafter recommending the City Council of the City of Shafter Certifying It Has Received, Reviewed, Evaluated and Considered the Information Contained in the Addendum to the Certified Final Program Environmental Impact Report for the 2005 General Plan Update and Related Actions (SCH No. 2004101029) for Pre-Zoning No. 16-61, and Certifying that the Addendum has been completed in Compliance with the California Environmental Quality Act (CEQA) and State CEQA Guidelines, and Recommending Addendum Certification to the City Council of the City of Shafter; and adopt Resolution No. 16-265, a Resolution of the Planning Commission of the City of Shafter Making Findings and Recommending the City Council of the City of Shafter Approve Pre-Zoning No. 16-61 for Annexation No. 86 as provided In Exhibit "A". Pre-zoning the 100 foot wide Burlington Northern Santa Fe railroad right-of-way along the eastern boundary of Annexation No. 86 with the Agriculture (A) District, consistent with Pre-Zone No. 14-59 (Ordinance No. 661) which pre-zoned the subject territory of Annexation No. 86 for the Agriculture (A) District. The subject pre-zone is located along the east side of Santa Fe Way, north of 7th Standard Road and south of Burbank Street, within the boundaries of Annexation No. 86.

3. **PRE-ZONE NO. 16-62:** a request to receive public testimony; adopt Resolution No. 16-266, a Resolution of the Planning Commission of the City of Shafter recommending the City Council of the City of Shafter Certifying it has Received, Reviewed, Evaluated and Considered the Information Contained in the Addendum to the Certified Final Program Environmental Impact Report for the 2005 General Plan Update and Related Actions (SCH No. 2004101029) for Pre-Zoning No. 16-62, and Certifying that the Addendum has been completed in Compliance with the California Environmental Quality Act (CEQA) And State CEQA Guidelines, and Recommending Addendum Certification to the City Council of the City of Shafter; and adopt Resolution No. 16-267, a Resolution of the Planning Commission of the City of Shafter Making Findings and Recommending the City Council of the City of Shafter Approve Pre-Zoning No. 16-62 for Annexation No. 83 as Provided In Exhibit "A". Pre-zoning the 100 foot wide Burlington Northern Santa Fe railroad right-of-way along the eastern boundary of Area No. 1 of Annexation No. 83 with the Agriculture (A) District, consistent with Pre-Zone No. 12-55 (Ordinance No. 660) which pre-zoned the subject territory of Annexation No. 83 for the Agriculture (A) District. The subject pre-zone is located along the east side of Santa Fe Way, north of 7th Standard Road and south of Burbank Street, within the boundaries of Annexation No. 83.

COMMISSIONER REPORTS:

ADJOURNMENT:

Should anyone challenge any proposed action which is the subject of a public hearing listed on this agenda, that person may be limited to raising those issues addressed at the public hearing described in this notice, or in written correspondence delivered to the City Council at or prior to this public hearing. Pursuant to the Americans with Disabilities Act, if you need special assistance to participate in a City Council Meeting, please contact the City Clerk at (661) 746-5000 at least three (3) days prior to the meeting or time when special services are needed to allow City staff in making reasonable arrangements to provide you with access to the meeting. Any public record, relating to an open session agenda item, that is distributed within 24 hours prior to the meeting is available for public inspection in the City Clerk's Office at Shafter City Hall, 336 Pacific Ave., Shafter, CA 93263. This is to certify that this Agenda notice was posted at City Hall and the Police Dept. by 5:00 p.m., February 25, 2016. Yazmina Pallares, S/S, Deputy City Clerk



336 Pacific Avenue • Shafter, CA 93263

**NOTICE OF
SPECIAL MEETING OF THE
SHAFTER PLANNING COMMISSION**

NOTICE IS HEREBY GIVEN that a special meeting of the Planning Commission of the City of Shafter will be held on Monday, February 29, 2016. The meeting will convene at 6:00 p.m., in the Council Chamber at the Shafter City Hall, 336 Pacific Avenue, Shafter, California. Said special meeting shall be for the following purpose:

MANAGEMENT REPORT:

1. **AMENDMENT NO. 16-27:** a request to receive public testimony; adopt Resolution No. 16-268, a Resolution of the Planning Commission of the City of Shafter Certifying it has Received, Reviewed, Evaluated and Considered the Information Contained in the Addendum to the Certified Final Program Environmental Impact Report for the 2005 General Plan Update and Related Actions (SCH No. 2004101029) for Amendment No. 16-27, an Amendment to the Gossamer Grove Specific Plan, and Certifying that the Addendum has been completed in Compliance with the California Environmental Quality Act (CEQA) and State CEQA Guidelines, and Recommending Addendum Certification to the City Council of the City of Shafter; and adopt Resolution No. 16-269, a Resolution of the Planning Commission of the City of Shafter Making Findings And Recommending the City Council of the City of Shafter Adopt the Amendment (Amendment No. 16-27) to the Gossamer Grove Specific Plan as Provided In Exhibit “A”. The amendment designates Plan Area 1 (PA-1) for Low Density Residential land use and moves the Estate Residential designation to Plan Area 2 and Plan Area 3 (PA-2/PA-3). The Community Drive intersections at Cotton Creek Drive and Cobble Creek Drive are designed for four-way stops and enhanced pedestrian crossing. Three oil production drill islands are designated under the amendment. The existing adopted residential, commercial, park, and school development densities are not changed by the proposal. The Gossamer Grove Specific Plan area is generally located north of 7th Standard Road, between Community Drive and the Friant-Kern Canal.
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Yazmina Pallares, Deputy City Clerk

Affidavit of Posting Special Meeting Notice

This is to certify that this Special Meeting Notice was posted at City Hall and the Police Department by 5:00 p.m., February 25, 2016. Further information regarding this Agenda Notice is available at City Hall, 336 Pacific Ave., Shafter, CA.

Yazmina Pallares, S/S, Deputy City Clerk

Dated: February 25, 2016