



# - CITY OF CLOVIS - MEMO TO THE PLANNING COMMISSION

TO: Clovis Planning Commission

FROM: Planning and Development Services

DATE: May 17, 2018

SUBJECT: Consider items associated with approximately 168 acres of land located on the northwest corner of Shepherd and Sunnyside Avenues. Various Owners; Lennar, applicant, Yamabe & Horn Engineering, representative.

- a. GPA2017-07, A request to amend the circulation element of the General Plan and Heritage Grove Specific Plan for placement of a Shepherd Avenue access point on the north side of Shepherd Avenue, west of Sunnyside Avenue for future development. Additionally, a request to provide for reclassification of the designated Open Space area to a Mixed Use classification and relocation of the required Open Space within the Project site.
- b. R2017-18, A request to approve a prezone from the AE20 (Agricultural Exempt.) Zone District to the R-1 (Single Family Residential) and P-F (Public Facilities) Zone District.
- c. CUP2017-17, A request to approve a 586-lot Planned Residential Development with public streets.
- d. TM6200, A request to approve a vesting tentative tract map for a 586-lot single-family planned residential development.

The applicant is requesting continuance of the subject items to the May 31, 2018, public hearing in order address additional supporting material required. Staff recommends continuance to the May 31, 2018 public hearing date.