

# SITE PLAN REVIEW AGENDA

1/3/2024 - 9:00 A.M.

(Via Microsoft Teams)

To review supporting documents, click on the "SITE PLAN NO" link, then click on "Record Info" / "Attachments"

- ITEM NO: 1**      **Added to Agenda**      **MEETING TIME: 09:00**  
SITE PLAN NO: [SPR23225](#)      ASSIGNED TO: Cristobal Carrillo [Cristobal.Carrillo@visalia.city](mailto:Cristobal.Carrillo@visalia.city)  
PROJECT TITLE: Cameron Ranch Estates  
DESCRIPTION: 171 single family lots  
APPLICANT: Matthew Ainley - Applicant  
OWNER: TWIGGE OAKS LLC  
APN: 124010007  
LOCATION: Southeast corner of S. Ben Maddox Way and E. Caldwell Ave.
- ITEM NO: 2**      **Added to Agenda**      **MEETING TIME: 09:15**  
SITE PLAN NO: [SPR23164-1](#)      ASSIGNED TO: Cristobal Carrillo [Cristobal.Carrillo@visalia.city](mailto:Cristobal.Carrillo@visalia.city)  
PROJECT TITLE: Linwood Apartment Complex  
DESCRIPTION: Proposed 7 Unit Apartment Complex  
APPLICANT: Manpreet Singh - Applicant  
APN: 119040021  
LOCATION: Southeast corner of W. Walnut Ave. and S. Linwood St.
- ITEM NO: 3**      **Added to Agenda**      **MEETING TIME: 09:30**  
SITE PLAN NO: [SPR23228](#)      ASSIGNED TO: Cristobal Carrillo [Cristobal.Carrillo@visalia.city](mailto:Cristobal.Carrillo@visalia.city)  
PROJECT TITLE: Farmer Boys Restaurant  
DESCRIPTION: Construct a new ground-up Farmer Boys restaurant with drive-thru, parking, landscaping, and trash enclosure as required and previously approved under CUP 2020-30  
APPLICANT: Sean Landess - Applicant  
Sean Landess - Applicant  
APN: 122350025  
LOCATION: East of S. Mooney Blvd., approximately 230 feet south of W. Visalia Pkwy
- ITEM NO: 4**      **Added to Agenda**      **MEETING TIME: 09:45**  
SITE PLAN NO: [SPR23229](#)      ASSIGNED TO: Cristobal Carrillo [Cristobal.Carrillo@visalia.city](mailto:Cristobal.Carrillo@visalia.city)  
PROJECT TITLE: Summerfield Carports (Solar)  
DESCRIPTION: The project involves the the limited demolition/disposal of existing carports within the Summerfield Apartment Complex to make way for the installation of (12) carports designed with the capability to generate solar electricity.  
APPLICANT: Trevor Ortolano - Applicant  
Trevor Ortolano - Applicant  
APN: 085040076  
ADDRESS: 4630 W DOUGLAS AVE  
LOCATION: Southeast corner of W. Goshen Ave and N. Atwood St.
- ITEM NO: 5**      **Added to Agenda**      **MEETING TIME: 10:00**  
SITE PLAN NO: [SPR23230](#)      ASSIGNED TO: Cristobal Carrillo [Cristobal.Carrillo@visalia.city](mailto:Cristobal.Carrillo@visalia.city)  
PROJECT TITLE: 525 N. Burke St - Airgas  
DESCRIPTION: Improvements to existing Airgas store.  
APPLICANT: Jairus Calles - Applicant  
APN: 094250024  
ADDRESS: 525 N BURKE ST

AFTER REVIEW OF REGULAR AGENDA ITEMS, THE COMMITTEE WILL BE AVAILABLE TO REVIEW OFF-AGENDA ITEMS FOR INFORMAL REVIEW. THE COMMITTEE WILL BE AVAILABLE TO ANSWER QUESTIONS AT THAT TIME.

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**ITEM NO: 6**      **Added to Agenda**

**MEETING TIME: 10:15**

SITE PLAN NO: [SPR23231](#)

ASSIGNED TO: Cristobal Carrillo [Cristobal.Carrillo@visalia.city](mailto:Cristobal.Carrillo@visalia.city)

PROJECT TITLE: Ritchie Ranch TSM

DESCRIPTION: A new subdivision for 343 single family homes.

APPLICANT: Greg Nunley - Applicant

OWNER: RITCHIE LARRY J & MARY E (TRS)

APN: 077060022

ADDRESS: 3629 N DEMAREE ST

LOCATION: West of the intersection of N. Demaree St and W. Shannon Pkwy.

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