

SITE PLAN REVIEW AGENDA

3/27/2024 - 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: [SPR24043-1](#) ASSIGNED TO: Cristobal Carrillo Cristobal.Carrillo@visalia.city
PROJECT TITLE: Almond Joy TSM
DESCRIPTION: New subdivision for 133 single family homes.
APPLICANT: Greg Nunley - Applicant
OWNER: ALMOND JOY INC
APN: 119080039
LOCATION: Southwest corner of W. Visalia Pkwy and S. Demaree St.
- ITEM NO: 2** **Added to Agenda** **MEETING TIME: 09:15**
SITE PLAN NO: [SPR24051](#) ASSIGNED TO: Cristobal Carrillo Cristobal.Carrillo@visalia.city
PROJECT TITLE: New Administration Office
DESCRIPTION: A new admin office consisting of two main office buildings (51,000 sf and 46,000 sf) along with a 40,000 : warehouse, a 8,000 sf Board Room and a 5,000 sf classroom building.
APPLICANT: Jeff Ramsay - Applicant
OWNER: VAN DEN BERG MARVIN (TR)
APN: 122470003
ADDRESS: 11836 AVE 264
LOCATION: North of Avenue 264, approximately 1000 feet east of S. Mooney Blvd.
- ITEM NO: 3** **Added to Agenda** **MEETING TIME: 09:30**
SITE PLAN NO: [SPR24052](#) ASSIGNED TO: Cristobal Carrillo Cristobal.Carrillo@visalia.city
PROJECT TITLE: Multifamily Residential - Resub for SPR 23-070
DESCRIPTION: Multifamily residential units (O-PA). Resubmittal for SPR No. 2023-070.
APPLICANT: Dan Harrison - Applicant
OWNER: DAMA HOLDINGS LLC
APN: 091152006
ADDRESS: 1411 N LOCUST ST
LOCATION: Northwest corner of W. Houston Ave. and N. Locust St.
- ITEM NO: 4** **Added to Agenda** **MEETING TIME: 09:45**
SITE PLAN NO: [SPR24053](#) ASSIGNED TO: Colleen Moreno Colleen.Moreno@visalia.city
PROJECT TITLE: Yanez Construction
DESCRIPTION: The work consist of the construction of 1 single-story medical office building for a general practice.
APPLICANT: Edith Vargas - Applicant
OWNER: SANTA MARIA LTD LLC
SANTA MARIA LTD LLC
APN: 121560031
LOCATION: Northeast corner of S. Demaree St and W. Packwood Ave.
- ITEM NO: 5** **Added to Agenda** **MEETING TIME: 10:00**
SITE PLAN NO: [SPR24054](#) ASSIGNED TO: Colleen Moreno Colleen.Moreno@visalia.city
PROJECT TITLE: Robert Yzaguirre
DESCRIPTION: Site Plan Review for our church building
APPLICANT: Robert Wayne Yzaguirre - Applicant
OWNER: GEORGE JOHN F & DONNA J (TRS)
APN: 097252007
ADDRESS: 345 E TULARE AVE UNIT N
LOCATION: Southwest corner of W. Tulare Ave and S. Santa Fe 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: [SPR24056](#) ASSIGNED TO: Colleen Moreno Colleen.Moreno@visalia.city
PROJECT TITLE: Paradise Playland
DESCRIPTION: The space used to be a retail store, changing it to indoor playground.
APPLICANT: Keil Joson - Applicant
OWNER: RANCHO VISALIA PLAZA LLC
APN: 122290029
ADDRESS: 3448 S MOONEY BLVD
LOCATION: Northwest corner of W. Calwell Ave. and S. Fairway St.

ITEM NO: 7 **Added to Agenda** **MEETING TIME: 10:30**
SITE PLAN NO: [SPR24057](#) ASSIGNED TO: Cristobal Carrillo Cristobal.Carrillo@visalia.city
PROJECT TITLE: 405 N WEST APARTMENT
DESCRIPTION: REQUESTING APPROVAL WITH CITY OF VISALIA CODE ENFORCEMENT FOR PREMATURE
CONTRUCTION WORK COMPLETED AT THE SITE.
APPLICANT: Denee Fiore - Applicant
APN: 093175010
ADDRESS: 405 N WEST ST
LOCATION: West of N. West St., approximately 90 ft. north of W. School Ave.

ITEM NO: 8 **Added to Agenda** **MEETING TIME: 10:45**
SITE PLAN NO: [SPR24058](#) ASSIGNED TO: Colleen Moreno Colleen.Moreno@visalia.city
PROJECT TITLE: HAPPY HEARTS PRESCHOOL
DESCRIPTION: 120 student pre-school for 2-6 year olds.
APPLICANT: Steve Sparshott - Applicant
OWNER: ACEVEDO JENNIFER S
APN: 121410030
ADDRESS: 4234 S DEMAREE ST
LOCATION: East of S. Demaree St., approximately 220 ft. north of W. Visalia Pkwy.

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