

# "ACTION AGENDA"

# SITE PLAN REVIEW AGENDA

8/14/2024 - 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**      **Revise and Proceed**

SITE PLAN NO: [SPR24127-1](#)

PROJECT TITLE: RIVERS EDGE

DESCRIPTION: NEW MULTI FAMILY RESIDENTIAL

APPLICANT: SONYA A BEALS

OWNER: FABRIZO JOE (TR)

APN: 098510015

LOCATION: Northwest corner of E. Houston Ave. and N Goddard St.

**ITEM NO: 2**      **Revise and Proceed**

SITE PLAN NO: [SPR24162](#)

PROJECT TITLE: Medical Spa and Restoration

DESCRIPTION: Establish a medical spa and conduct exterior and interior renovations.

APPLICANT: Ken Turner

OWNER: PATINO MARIE L (TR)

APN: 093224006

LOCATION: 902 W CENTER AVE Northwest corner of W. Center Ave. and N. Conyer St.  
902 W CENTER AVE

**ITEM NO: 3**      **Resubmit**

SITE PLAN NO: [SPR24163](#)

PROJECT TITLE: Miguel Rodriguez

DESCRIPTION: Site plan for future site of homes

APPLICANT: Miguel Rodriguez

OWNER: LEDESMA JONATHAN URIEL

APN: 098050028

LOCATION: 909 N Lovers Ln

**ITEM NO: 4**      **Resubmit**

SITE PLAN NO: [SPR24164](#)

PROJECT TITLE: yongzhao li

DESCRIPTION: take over the existing massage spa

APPLICANT: yongzhao li

OWNER: TRAN MINH THE & VU NUONG HONG

APN: 101030021

LOCATION: 538 s lovers ln  
538 S LOVERS LANE

**ITEM NO: 5**      **Resubmit**

SITE PLAN NO: [SPR24165](#)

PROJECT TITLE: E. Douglas Apartments

DESCRIPTION: Develop site for construction of eleven unit apartment complex.

APPLICANT: Jason Michael Scott

OWNER: DUNN MARK P(TR)(SEP PROP TR)

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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APN: 103290029

LOCATION:

Northeast corner of N. Lovers Lane and E. Douglas Ave.

## ITEM NO: 6 **Revise and Proceed**

SITE PLAN NO: [SPR24166](#)

PROJECT TITLE: Neighborhood Church Coffee Bar

DESCRIPTION: Converting an existing coffee bar only used for Church events into a full time coffee bar that will be open to the public.

APPLICANT: Will Ruoff  
Will Ruoff

OWNER: CH-NEIGHBORHOOD MENNONITE BRETHREN

APN: 077100104

LOCATION: 5505 W RIGGIN AVE

Southwest corner of W. Riggan Ave. and N. Akers St.

## ITEM NO: 7 **Resubmit**

SITE PLAN NO: [SPR24167](#)

PROJECT TITLE: Happy Hearts Preschool

DESCRIPTION: pre school 5 days a week 7:00 am - 6:15 pm

APPLICANT: Steve Sparshott

OWNER: ACEVEDO JENNIFER S

APN: 121410030

LOCATION: 4234 S DEMAREE ST

4234 S. DEMAREE

## ITEM NO: 8 **Revise and Proceed**

SITE PLAN NO: [SPR24168](#)

PROJECT TITLE: Bridging Horizons Inclusive Park Project

DESCRIPTION: This is the City Capital Improvements Project to design and construct a new fully inclusive park. This project is state grant funded.

APPLICANT: Cody McLaughlin

OWNER: VISALIA CITY OF

APN: 094240048

LOCATION: 225 N BURKE ST  
227 N BURKE ST

South of E. Oak Ave, approximately 270 feet east of N Tipton St.

## ITEM NO: 9 **Revise and Proceed**

SITE PLAN NO: [SPR24169](#)

PROJECT TITLE: NEW P.U.D. DEVELOPMENT

DESCRIPTION: New modifications have been made to previous site plan under SPR 21-029.

APPLICANT:

OWNER: ALVAREZ JESUS SALVADOR LARA

APN: 098440034

LOCATION: 1615 E FERGUSON AVE

1615 E. Ferguson Ave.

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**ITEM NO: 10**      **Revise and Proceed**

SITE PLAN NO: [SPR24170](#)

PROJECT TITLE: F45 Fitness

DESCRIPTION: New Fitness Center for F45 Training Visalia

APPLICANT: william Trampas fagundes

OWNER: VILLAGE WEST PARTNERSHIP

APN: 087450026

LOCATION: 5410 W. Cypress Ave.

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