

# "ACTION AGENDA"

# SITE PLAN REVIEW AGENDA

8/21/2024 - 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 Resubmit

SITE PLAN NO: [SPR24090-1-1](#)

PROJECT TITLE: Jack in the Box - Demaree

DESCRIPTION: resubmittal 2022-147

APPLICANT: new 2003 sqft 24-hour Jack in the Box at the southeast corner of Demaree St and Caldwell Ave

OWNER:

APN: 121580008

LOCATION:

southeast corner Caldwell & Demaree - south of CVS

DOCUMENTS: [J5221\\_Demaree.pdf](#) (Y)

## ITEM NO: 2 Revise and Proceed

SITE PLAN NO: [SPR24130-1-1-1-1-1](#)

PROJECT TITLE: The Hub

DESCRIPTION: Commercial Development

APPLICANT: Greg Nunley

OWNER: VISALIA RETAIL LP

APN: 000014381

LOCATION:

Northwest Corner of Walnut Ave and Lovers

DOCUMENTS: [LLW Grocer 071524-Model FSH4.pdf](#) (Y)

## ITEM NO: 3 Resubmit

SITE PLAN NO: [SPR24119-1](#)

PROJECT TITLE: Revised Site Plan Revisions Per City Comments

DESCRIPTION: Final phase of development of Orchard Walk West shopping center. Proposed project is for major/junior anchor tenant consisting of Burlington Coat Factory, Ulta Beauty, Five-Below and another tenants TBD.

APPLICANT: Robert Toro

OWNER:

APN: 078120055

LOCATION: 840 W RIGGIN AVE

NWC of W Riggins & Development Drive

DOCUMENTS: [20240814\\_Visalia Phase 3\\_Conceptual Site-Landscape Plan.pdf](#) (Y); [CGD07\\_A51 \(Exterior Elevations\).pdf](#) (Y); [CGD07\\_A52 \(Exterior Elevations\).pdf](#) (Y); [CGD07\\_X-07 \(Colored Elevations\) \(1\).pdf](#) (Y)

## ITEM NO: 4 Resubmit

SITE PLAN NO: [SPR24172](#)

PROJECT TITLE: Allen Williams

DESCRIPTION: 24 single family lots on 5 acres with new home sizes varying from 1000-1800 sq ft.

APPLICANT: jesse Allen williams

OWNER:

APN: 098470001

LOCATION:

Harold and Cain Street

DOCUMENTS: [TSM 8-12-2024.pdf](#) (Y); [Operational Statement Worksheet- 2013 PDF Copy.pdf](#) (Y)

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**ITEM NO: 5      Resubmit**

SITE PLAN NO: [SPR24175](#)

PROJECT TITLE: Site plan review

DESCRIPTION: Opening nail salon

APPLICANT: Melanie A Dodson

OWNER:

APN: 122332027

LOCATION: 1615 W CALDWELL AVE

1615 w Caldwell ave

DOCUMENTS: *City 3 .pdf (Y); Scanned Document 6.pdf (Y); City 4 .pdf (Y); City 2 .pdf (Y)*

**ITEM NO: 6      Revise and Proceed**

SITE PLAN NO: [SPR24176](#)

PROJECT TITLE: Coreval

DESCRIPTION: this project consists of new construction of a one story professional medical building

APPLICANT:

OWNER:

APN: 085250063

LOCATION: 5645 W DE LAS ROBLES

DOCUMENTS: *MOP J\_SPR 1 submittal\_8-14-24.pdf (Y)*

**ITEM NO: 7      Resubmit**

SITE PLAN NO: [SPR24177](#)

PROJECT TITLE: Blankenship

DESCRIPTION: This is a new proposed residential subdivision located at 841 E. Caldwell Ave Visalia CA.

The site location is outside of the City limits and as such it would not allow for an online application. City instructed applicant to use City's address and APN for submission purposes

APPLICANT:

OWNER: BLANKENSHIP GERALD JR & JEAN KRISTY(TRS)

APN: 123400001

LOCATION:

DOCUMENTS: *Blankenship- C5-Layout1\_8.15.24.pdf (Y)*

**ITEM NO: 8      Revise and Proceed**

SITE PLAN NO: [SPR24178](#)

PROJECT TITLE: more about you physical therapy

DESCRIPTION: childrens physical therapy office

APPLICANT: Steve Sparshott

OWNER: FOU HANG YAN & RATHA MINN (TRS)

APN: 121480071

LOCATION:

same

2405 W CALDWELL AVE

2401 W CALDWELL AVE

DOCUMENTS: *SPR 36X24 SITE PLAN.pdf (Y); OPERATIONAL PLAN - 2024.pdf (Y)*

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

SITE PLAN NO: [SPR24179](#)

PROJECT TITLE: Carleton Acres Medium Density

DESCRIPTION: Tentative Subdivision Map submittal after site plan review revise and proceed. Medium density designed as planned unit development with 50 single family lots. The private drives and common areas to be maintained by an HOA. Each dwelling unit has their own private backyard. The community is gated with a common open space. Three proposed floor plans with three different color schemes. This project is part of the Carleton Acres Specific Plan and has been approved by the Architectural Board.

APPLICANT:

OWNER:

APN: 07710088

LOCATION:

DOCUMENTS: *Site Plan Review App TSM Carleton Acres Medium Density signed.pdf (Y); Operational Statement & Renderings Medium Density Carleton Acres.pdf (Y); TSM Medium Density Carleton Acres.pdf (Y); Lot Exhibits Medium Density Carleton Acres.pdf (Y); Floor Plans & Elevations Carleton Acres Medium Density.pdf (Y); Color Palette Medium Density Carleton Acres.pdf (Y); Carleton Acres Architectural Review Board Approval.pdf (Y)*

## ITEM NO: 10 **Resubmit**

SITE PLAN NO: [SPR24180](#)

PROJECT TITLE: DAVE TURNEY & ASSOC. LLC

DESCRIPTION: PRIVATE STORAGE AND WORKSHOP FOR OWNER USE ONLY (NO PUBLIC)

APPLICANT: Larry Lewis

OWNER: TURNEY DAVID FELKER & NELDA E (TRS)

APN: 081130072

LOCATION:

DOCUMENTS: *IMG\_20240815\_0001.pdf (Y); Dave turney storage 081524.pdf (Y)*

## ITEM NO: 11 **Resubmit**

SITE PLAN NO: [SPR24181](#)

PROJECT TITLE: Mill Creek Master Plan

DESCRIPTION: Project proposes a mixed use development consisting of neighborhood commercial, single-family residential, and multifamily residential uses on approximately 90 gross acres.

APPLICANT:

OWNER:

APN: 081040031

LOCATION: 9074 W MINERAL KING AVE

DOCUMENTS: *21208 SPR Plan Set 8.15.24.pdf (Y); Project Narrative 8.15.24.pdf (Y)*

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