



**NOTICE OF PUBLIC HEARING FOR THE COMMERCIAL MARIJUANA PERMANENT ORDINANCE,
JUNIPER RIDGE INDUSTRIAL PARK CITY-INITIATED REZONE AND GENERAL PLAN AMENDMENT,
AND CLAREMONT PROPERTY PROJECT**

DATE: October 17, 2016

DEPT: Community Development

NOTICE IS HEREBY GIVEN THAT, the City of Coalinga City Council will hold a public hearing on October 27, 2016 at 6:00 p.m. at the City Council Chambers 155 West Durian, Coalinga to certify the Commercial Marijuana Permanent Ordinance, Juniper Ridge Industrial Park City-Initiated Rezone and General Plan Amendment, And Claremont Property Project Initial Study and Mitigated Negative Declaration.

Project Description: The proposed project consists of three components. 1) City of Coalinga-initiated rezone and General Plan Amendment (GPA) of four properties, identified as Fresno County Assessor Parcel Numbers (APNs) 083-280-10ST, -11ST, -12ST, and -13ST, in the existing Juniper Ridge Industrial Park. The rezone and GPA would amend the Service Commercial (CS) zoning district to Light Manufacturing/Business (MBL) and Commercial Service (CS) land use designation to Manufacturing/Business (MB) respectively. The rezone and GPA would create consistency between the General Plan Land Use Map, Zoning Map, and the adopted Juniper Ridge Business/Industrial Park Master Area Plan. 2) The Commercial Marijuana Operations (CMO) Permanent Ordinance, which would supersede the current interim CMO Urgency Ordinance providing permanent standards for commercial marijuana facilities and establish consistency with the Medical Marijuana Regulations and Safety Act (MMRSA). 3) Analysis of a rezone and GPA for the former Claremont Custody Center property located at 185 West Gale Avenue, identified as APN 070-041-17ST, and analysis of proposed reuse of the Claremont facility as a CMO. The rezone would amend the existing Public Facilities (PF) zoning district to MBL and Public Facilities (PF) land use designation to MB.

Project Location: The Juniper Ridge Industrial Park is located at the intersection of Jayne Avenue and Enterprise Parkway, in the City of Coalinga. The Commercial Marijuana Permanent Ordinance involves conditionally-approved land uses within areas of the City designated as Manufacturing Business by the City's General Plan and zoned Light Manufacturing/Business by the City's Zoning Code. The Claremont Property Project is located at 185 West Gale Avenue, the former site of the Claremont Custody Center, in the City of Coalinga.

All interested persons are invited to appear at the time and place specified above to give testimony regarding the proposed action listed above. Written Comments may be forwarded to the City of Coalinga Community Development Department, attention Sean Brewer, Community Development Director, at 155 W. Durian, Coalinga, CA 93210.

Anyone may testify at this hearing. For information contact City Hall at 935-1533 x143.

SEAN BREWER, DIRECTOR, COMMUNITY DEVELOPMENT DEPARTMENT

DATE/TIME POSTED: October 17, 2016

VERIFIED BY: Amy Martinez, Community Development Assistant