

**REGULAR MEETING AGENDA  
CITY OF SELMA  
PLANNING COMMISSION**

**July 24, 2023  
6:00 PM**

City of Selma Council Chambers  
1710 Tucker Street  
Selma, CA 93662

Teleconference Phone Number: + 1(301) 715-8592  
Webinar ID: 883 1804 9306  
<https://us02web.zoom.us/j/88318049306>

***WHEN ON THE PHONE, IF YOU WISH TO ADDRESS COUNCIL DURING THE PUBLIC COMMENT PORTION OF THE AGENDA, PRESS \*9 TO "RAISE HAND" AND WE WILL SELECT YOU FROM THE MEETING CUE. PRESS \*6 TO UNMUTE AND MUTE YOURSELF.***

Call to order at **6:00 p.m.**

Flag salute led by Commissioner Garcia

Roll Call: Commissioners Coury, Garcia, Juarez, Sandhu, Salas, Singh

***Potential Conflicts of Interest:*** Any Commissioner who has a potential conflict of interest may now identify the item and recuse themselves from discussing and voting on the matter.

**ORAL COMMUNICATIONS**

***NOTICE(S) TO THE PUBLIC:*** At this time, any member of the public may address the Commission regarding any item over which the Commission has jurisdiction. No action or discussion will be taken on any item not on the agenda. Issues raised will be referred to the Chairperson for review. Members of the public shall limit their remarks to three (3) minutes.

**PLANNING COMMISSION OATH OF OFFICE**

Presentation of Oath of Office to recently appointed Commission member Louis Franco and Ramza Coury

**REORGANIZATION OF PLANNING COMMISSIONERS**

**CONSENT CALENDAR**

All items listed under consent calendar are considered routine. The complete consent calendar will be enacted by one motion by Roll-Call Vote. For purposes of discussion any Commission Member may have an item removed from the consent calendar and made part of the regular agenda. The Commission can then approve the remainder of the consent calendar.

- 1) Consideration and necessary action on the minutes of the May 31, 2023 meeting

### **PUBLIC HEARING**

- 2) **CONDITIONAL USE PERMIT – CUP 2023-0020** to allow for the renovation of the existing structure to a grocery store (El Toro Loco) and the sale of alcoholic beverages consistent with the issuance of a Type-21 (Off-Sale General) ABC License. The project does not propose the physical expansion of the existing structure, nor does it require an increase in the number of available off-street parking. The project is located at 1900 Floral Ave, Selma, CA 93662. The project location is located at the northeast corner of McCall Avenue and Floral Avenue. The project will also include the approval of a Notice of Exemption.
- 3) **CONDITIONAL USE PERMIT – CUP 2023-0019** to allow for the sale of alcoholic beverages consistent with the issuance of a Type-21 (Off-Sale General) ABC License. The project does not propose the physical expansion of the existing business (El Mercado). The project is located at 2440 McCall Ave, Selma, CA 93662. The business's name is El Mercado, and is part of an existing shopping center on the northeast corner of McCall Avenue and Rose Avenue. The project will also include the approval of a Notice of Exemption.
- 4) **CONDITIONAL USE PERMIT EXTENSION – CUP 2018-0039** was approved by Planning Commission on August 26, 2019. Due to the continued impact of COVID-19 on the development community as it relates to timing, on March 21, 2022, the Selma City Council approved an extension of the expiration date of CUP 2018-0039 to August 26, 2023. The applicant is requesting an extension of the approval for CUP 2018-0039. The project will also include the approval of a Notice of Exemption.

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### **ADJOURNMENT**

- *Any writings or documents provided to a majority of the Selma Planning Commission regarding at item on this agenda will be made available for public inspection in the City Clerk's office located at 1710 Tucker Street during normal business hours.*
- **REASONABLE ACCOMMODATIONS:** *In compliance with the Americans with Disabilities Act and Government Code Section 54953(g), the City Council has adopted a reasonable accommodation policy to swiftly resolve accommodation requests. The policy can also be found on the City's website [here](#). Please contact the City Clerk's Office, (559) 891-2200, to make an accommodation request, or to obtain an electronic or printed copy of the policy*