

## **AGENDA**

### **PLANNING COMMISSION**

#### **Regular Meeting**

**Wednesday, June 13, 2018 - 9:00 a.m**

Merced County Administration Building  
Board Chambers, Third Floor 2222 M Street  
Merced, California 95340

Phone: 209.385.7654 Fax: 209.726.1710

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ROLL CALL OF COMMISSIONERS
4. APPROVAL OF MINUTES
5. CITIZEN COMMUNICATIONS
6. PUBLIC HEARING(S)

6.I. ZONE CODE TEXT AMENDMENT No. ZCTA18

To propose an amendment to Title 18 (Zoning) of the Merced County Code to amend Chapter 18.39 (Nonconformity Provisions) to provide for the continued use and expansion of certain nonconforming buildings and structures whose use will directly support emergency services within the County, subject to the approval of a Conditional Use Permit (CUP). The provisions of this text amendment would be effective in all unincorporated areas of the County. CEQA: Staff has determined that there is no substantial evidence that the project may have a significant effect on the environment and has prepared a Negative Declaration (ND). **DL**

**RECOMMENDATION(S):**

- 1) Open/Close the public hearing;
- 2) Recommend the Board of Supervisors find that there is no substantial evidence that the project may have a significant effect on the environment and adopt a Negative Declaration (ND) pursuant to CEQA Section 15070 – “Decision to Prepare a Negative or Mitigated Negative Declaration”; and Recommend the Board of Supervisors adopt the ordinance.

Documents:

[ITEM A. ZCTA18-001 - MERCED COUNTY.PDF](#)

6.II. MINOR SUBDIVISION APPLICATION MS18-008

**Anthony and Rose Carlucci** -A request to divide a 177.71 acre parcel into 2 parcels resulting in parcel sizes of: Parcel 1 = 118.47 Acres and Parcel 2 = 59.24 Acres, on property located on the east side of South Carlucci Road, .85 miles north of West Henry Miller Road, in the Dos Palos area. The project site is designated Agricultural land use and zoned A-1 (General Agricultural). CEQA: No further environmental review is required pursuant to CEQA Section 15183 – “Projects Consistent with a Community Plan or Zoning”. **MT**

**RECOMMENDATION(S):**

- 1) Open/Close the public hearing;
- 2) Determine that no subsequent environmental review is required in compliance with Section 15183 "Projects Consistent with a Community Plan" of the CEQA Guidelines based upon the analysis in the 2030 Merced County General Plan Program Environmental Impact Report, and the CEQA Section 15183 Findings and Analysis prepared as an attachment to the Staff Report; and,
- 3) Approve Minor Subdivision Application No. MS18-008 based on the findings included in the staff report and subject to the proposed conditions of approval.

Documents:

[ITEM B. MS18-008 - CARLUCCI.PDF](#)

7. COMMISSION ACTION ITEM(S)
8. DIRECTOR'S REPORT
9. COMMISSIONER'S COMMENT
10. ADJOURNMENT
11. PRINTABLE (PDF) AGENDA
  - 11.I. PLANNING COMMISSION AGENDA 06-13-18

Documents:

[PLANNING COMMISSION AGENDA 6-13-18.PDF](#)