



# CITY OF MENDOTA

*"Cantaloupe Center Of The World"*

JUAN LUNA  
Chairperson  
ALBERT ESCOBEDO  
Vice-Chairperson  
JOSE GUTIERREZ  
JONATHAN LEIVA  
KEVIN ROMERO

## CITY OF MENDOTA PLANNING COMMISSION AGENDA

City Council Chambers  
Mendota, CA 93640  
SPECIAL MEETING  
December 22, 2020  
12:00 P.M.

CRISTIAN GONZALEZ  
City Manager  
Public Works/Planning Director  
JEFFREY O'NEAL  
City Planner

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The Mendota City Planning Commission welcomes you to its meetings, which are scheduled for the 3rd Tuesday every month. Your interest and participation are encouraged and appreciated. Notice is hereby given that Planning Commissioners may discuss and/or take action on any or all of the items listed on this agenda. **Please turn your cell phone off. Thank you for your respect and consideration.**

Any public writings distributed by the City of Mendota to at least a majority of the Planning Commission regarding any item on this regular meeting agenda will be made available at the front counter at City Hall located at 643 Quince Street Mendota, CA 93640, during normal business hours.

In compliance with the Americans with Disabilities Act, those requiring special assistance to participate at this meeting please contact the City Clerk at (559) 655-3291. Notification of at least forty-eight hours prior to the meeting will enable staff to make reasonable arrangements to ensure accessibility to the meeting.

**If you would like to participate at this meeting via Zoom, please use the following information:**

Dial-in number: 1(669) 900-6833 Meeting ID: 963 3439 4752 Password: 081625  
<https://zoom.us/j/96334394752?pwd=NWRGeVVlSVNnVFILaUtzNytXemhodz09>

### CALL TO ORDER

### ROLL CALL

### FLAG SALUTE

### FINALIZE THE AGENDA

1. Adjustments to Agenda
2. Adoption of final Agenda

**PUBLIC HEARING**

1. Commission discussion and consideration of making a determination pursuant to the California Environmental Quality Act, approving a conditional use permit, making a determination of General Plan consistency for the disposal of real property, and making a recommendation to the City Council regarding a general plan amendment, rezone, and development agreement in the matter of Application No. 20-23, the Valley Agricultural Holdings, LLC project.
  - a. *Receive report from City Planner O’Neal*
  - b. *Inquiries from Planning Commissioners to staff*
  - c. *Chairperson Luna opens floor to receive any comment from the public*
  - d. *Commission considers continuing the public hearing to a special meeting*

**PUBLIC COMMENT ON ITEMS THAT ARE NOT ON THE AGENDA**

The public is invited to speak to the Planning Commission at this time about any item that is not on the Agenda. Please limit your comments to five (5) minutes. Please note that the Planning Commission cannot take action on any item not listed on the agenda.

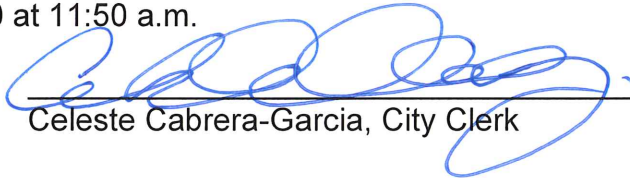
**PLANNING DIRECTOR UPDATE**

**PLANNING COMMISSIONERS’ REPORTS**

**ADJOURNMENT**

**CERTIFICATION OF POSTING**

I, Celeste Cabrera-Garcia, City Clerk of the City of Mendota, do hereby declare that the foregoing agenda for the Mendota Planning Commission Special Meeting of Tuesday, December 22, 2020 was posted on the outside bulletin board of City Hall, 643 Quince Street on Monday, December 21, 2020 at 11:50 a.m.

  
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Celeste Cabrera-Garcia, City Clerk