



PLANNING COMMISSION AGENDA

**Tuesday, November 4, 2025 / 6:30 PM / City Hall / 405 East El Monte Way,
Dinuba**

District 1	District 2	District 3	District 4	District 5
Sergio Alvarado Chair	Albert Cendejas Commissioner	Linda Faust Commissioner	Estevan Benavides Commissioner	Tim Conklin Vice Chair

All attendees are advised that electronic devices should be placed on silent upon entering the Council Chambers.

The Board will take action on all items listed on the agenda.

1. OPENING CEREMONIES

1.1. Welcome and Call to Order

1.2. Invocation

1.3. Pledge of Allegiance

2. ROLL CALL

3. AGENDA CHANGES OR DELETIONS

To better accommodate members of the public or convenience in the order of presentation, items on the agenda may not be presented or acted upon in the order listed. Additions to Agenda may be added only pursuant to California Government Code section 54954.2(b).

4. REQUEST TO ADDRESS COMMISSION

This portion of the meeting is reserved for any person who would like to address the Planning Commission on any item that is not on the agenda. Please be advised that State law does not allow the Planning Commission to discuss or take any action on any issue not on the agenda. The Planning Commission may direct staff to follow up on such item(s). Speakers may be limited to three (3) minutes. If there is any person wishing to address the Planning Commission at this time please approach the podium and state your name and nature of the request.

5. CONSENT CALENDAR

Matters listed under the Consent Calendar are considered routine and will be

enacted by one motion and one vote. There will be no separate discussion of these items. If discussion is desired, a member of the audience or a Commission Member may request an item be removed from the Consent Calendar and it will be considered separately.

5.1. SUBJECT

Planning Commission Minutes October 7, 2025

RECOMMENDATION

Planning Commission approve the Planning Commission meeting minutes for October 7, 2025

6. PUBLIC HEARING

6.1. SUBJECT

Public Hearing to consider an application for a Tentative Subdivision Map to create 173 single family residential lots on a site containing a total of 44± acres, located on the north side of Nebraska Avenue and the east side of Alta Avenue.

RECOMMENDATION

It is recommended the Commission conduct a public hearing and adopt the following:

1. Attachment "A": Resolution No. 1164 approving adoption of an environmental finding for the project.
2. Attachment "B": Resolution No. 1165 approving a Tentative Subdivision Map to create 173 single family residential lots and a storm drainage basin on the site.

7. COMMISSION REPORTS

8. STAFF COMMUNICATIONS

9. ADJOURNMENT

This agenda was posted at least 72 hours prior to the regular meeting per GC Section 54954.2(a). A Citizens' Packet regarding this meeting is available at the City Clerk's Office located at City Hall, 405 East El Monte Way, Dinuba CA 93618.

In compliance with the Americans with Disabilities Act, if special assistance is needed to participate in the meeting, please contact the City Clerk's Office at 559-591-5900. Please provide at least 48 hours notification prior to the meeting to allow staff to make reasonable arrangements. (28 CFR 35.102-35.104 ADA Title II)

559.591.5900 / FAX 559.591.5902 . e-mail address: info@dinuba.ca.gov.
www.dinuba.org