



336 Pacific Avenue, Shafter, CA 93263  
Meeting Held In-Person and Via Zoom and Livestream on YouTube.

**AGENDA  
REGULAR MEETING  
SHAFTER PLANNING COMMISSION  
TUESDAY, AUGUST 12, 2025**

**NOTICE TO THE PUBLIC:**

*Any documents produced by the City and distributed to a majority of the Planning Commission regarding any item on this agenda will be made available in the City Clerk's Office during normal business hours at City Hall located at 336 Pacific Avenue, Shafter CA. In addition, such documents will be posted on the City's website at [www.shafter.com](http://www.shafter.com).*

**CALL TO ORDER:** 6:00 PM

**PLEDGE OF ALLEGIANCE:** Vice Chairman Piuser

**INVOCATION:** Commissioner Simmons

**ROLL CALL:** Chairman Joshan  
Vice Chairman Piuser  
Commissioner Camacho  
Commissioner Sanchez  
Commissioner Simmons

**APPROVAL OF AGENDA:**

**PUBLIC COMMENT:**

*This portion of the meeting is reserved for persons wanting to address the Commission only on matters not listed on this agenda. Speakers are limited to five minutes unless additional time is needed for translation. Please state your name and address for the record before making your presentation.*

**MINUTES OF PREVIOUS MEETING:**

1. Approval of Minutes: July 8, 2025

**PUBLIC HEARING:**

*Should anyone challenge any proposed action which is the subject of a public hearing listed on this agenda, that person challenging any action taken after the public hearing may be limited to raising only those issues addressed at the public hearing described*

*in this notice, or in written correspondence delivered to the Planning Commission at or prior to this public hearing.*

- 1. Tentative Tract Map No. 7207 Extension of Time:** Planning Commission to conduct a public hearing; and adopt Resolution No. 25-468, a Resolution of the Planning Commission of the City of Shafter, recommending that the City Council approve a two (2) year extension of time for Tentative Tract Map No. 7207 located between Elizabeth Avenue and West Riverside Street, approximately 1/3 west of South Shafter Avenue, in the City of Shafter. (Planning Director Esselman)

**ROLL CALL**

- 2. Tentative Tract Map No. 6398 Extension of Time:** Planning Commission to conduct a public hearing and adopt Resolution No. 25-469, a Resolution of the Planning Commission of the City of Shafter, recommending that the City Council approve a two (2) year extension of time for Tentative Tract Map No. 6398 located on the southwest corner of East Tulare Avenue and North Beech Avenue, in the City of Shafter. (Planning Director Esselman)

**ROLL CALL**

- 3. General Plan Amendment No. 23-39 and Zone Change No. 23-72 (Cesar Chavez Multi-Family):** Planning Commission conduct a public hearing and adopt Resolution No. 25-465, a Resolution of the Planning Commission of the City of Shafter, recommending that the Shafter City Council:

- (1) Adopt a Mitigated Negative Declaration for the project; and
- (2) Approve General Plan Amendment (GPA) No. 23-39 and Zone Change (ZC) No. 23-72.

The GPA amends the City of Shafter General Plan land use designation for the property from LDR (Low Density Residential) to MHDR (Medium High Density Residential). The ZC changes the zone district under Title 17 of the Shafter Municipal Code from R-1 (Low Density Residential) to R-3 (Medium High Density Residential) of an approximately 8.72-acre parcel (Assessor's Parcel Number 028-180-57) located at the northeast corner of Birch Street and East Los Angeles Avenue. (Planning Director Esselman)

**ROLL CALL**

## **COMMISSIONER REPORTS:**

## **ADJOURNMENT:**

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Pursuant to the Americans with Disabilities Act, if you need special assistance to participate in a City Council Meeting, please contact the City Clerk at (661) 746-5000 at least three (3) days prior to the meeting or time the special services are needed to allow

City staff in making reasonable arrangements to provide you with access to the meeting. Any public record, relating to an open session agenda item, that is distributed within 72 hours prior to the meeting is available for public inspection in the City Clerk's Office at Shafter City Hall, 336 Pacific Ave., Shafter, CA 93263. This is to certify that

this Agenda notice was posted at City Hall and Police Dept. by 5:00 p.m., August 7, 2025. Yazmina Pallares, S/S, City Clerk

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**REMOTE PUBLIC PARTICIPATION IS ALLOWED IN THE FOLLOWING WAYS, SEE BELOW FOR INSTRUCTIONS.**

1. You are strongly encouraged to observe the Planning Commission meetings live via YouTube <https://www.youtube.com/user/CityofShafter/>
2. If you wish to make a comment on a specific agenda item or public comment, please submit your comment via email by **6:00 PM on August 12, 2025** to the City Clerk at [CityClerk@shafter.com](mailto:CityClerk@shafter.com)
3. If you wish to make a written comment to the City Clerk, 336 Pacific Avenue, Shafter, CA 93263.
4. If you wish to make a comment during the live meeting, callers must first register with the City Clerk at 661-746-5012 before the meeting begins to receive instructions and the call- in number and code. Please call by 5:00pm on the Monday prior to the Planning Commission meeting to allow ample time for sign up. You will need to provide your name, phone number and the item number you wish to address.
5. All public comments are provided to the Planning Commission and applicable Staff, for review and consideration by the Board prior to taking action on any matters listed on the agenda and are incorporated into the official record of the Planning Commission meeting.