

# CENTRAL CLOVIS SPECIFIC PLAN UPDATE ADVISORY COMMITTEE – MEETING MINUTES



**Meeting No. 11  
December 8, 2015 at 5:30 p.m.  
Public Safety Community Room, 1033 Fifth Street  
Clovis, California**

## 1. Community Comments: November 12, 2015

- Has potential support in terms of funding, zoning, city policies, and procedures for individual homeowner & small business owners to improve their aging properties been considered?
- Sidewalks all down 8<sup>th</sup> street from Clovis Avenue to Minnewawa. Speedbumps to slow down traffic down.
- Help homeowners with finding the proper resources to improving existing homes to help with the revitalization.
- Great plans!
- Yes! To: Bullard narrowed; Clovis Avenue narrowed; gateway to Fresno State; cottage residential. Suggestions: Neighborhood Market/ Deli (I want to shop for some groceries in Old Town); Downtown Plaza (i.e., a community/ family gathering place surrounded by patio dining (c.f. European Cities); Sidewalks; decorate the alley fences on the bike trail behind the hotel.
- Don't worry about small # of parking spaces lost for dining etc... better utilize parking by water tower with better signing (since the whole idea is for folks to get out and walk around Old Town.
- I represent several Hispanic families who own property in the Old Town area who would like to be represented in all your future planning. Please include me in the planning committee.
- Perhaps your breakout groups after your presentation could go to separate rooms- I had trouble hearing the discussions because of the noise of so many groups in the same room.

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- Has demographic market research been considered which compares the future needs/ desires of Gen x'ers lifestyle preferences to the themes (good idea) that were discussed for Old Town?
- Many of the SFR's in Old Town are very old and are or will be in need of repairs. Should we give consideration to helping property/ home owners repair/ remodel homes built in the 1920, 30s etc.
- The gateway is a good idea because it is a big theme idea to promote the City, in general. We need this concept in addition the many specific ideas for Old Town.
- Totally love the idea of ally pedestrian residential! Considerations are ales for trash and utility that are not visible. Pathway with trees and shrubbery are a concern due to the drought issues.
- I like the idea of narrowing Clovis Avenue to make it more pedestrian friendly. It's a hassle (slow) to use Clovis Avenue now and easier to bypass when traveling N. & S. Villa is much easier to use.
- I like the idea of utilizing the alleys in same way. If not to develop the back lots of the large properties, I do think the run-down alleys need upgrading... there are several in Old Town that look really bad.
- Reach out to CART students to get them involved with Civic District. Get their ideas on plans – use of architecture and engineering programs.
- Alley cottages – maybe keep one lane – cottages on one side of alley, allow one way driving.
- Pollasky Avenue south, prezone all properties C-2 or C-3 east side. West side C-P. Lite entry signs and keep landscaping low! Lite all parking lots for nite events directing/ identifying public parking. Adopt the existing parking plan on file and execute it. provide a safe pedestrian walkway from water tower parking lot across Clovis Avenue to plaza. Place a crosswalk with a activated flashing lite.
- Store where you can buy light groceries; small market neighborhood market; they can offer some part of tax incentive to draw the store owners.
- Historic museum on Pollasky it needs to be updated; no handicap access too much unorganized displays.
- The Walmart store on Herndon – they would have enough trees to help the car pollution per the City ordinance. Little or no trees have been put in.
- Revamp the Bullard Avenue entrance to Old Town. Specifically, it is hard to exist to the west out onto Fifth/ Bullard; East side of Clovis Avenue needs business with more appeal like a Mad Duck (like by the new theater @ Fresno State); traffic on Clovis Avenue is difficult to drive – maybe route traffic to Villa or Sunnyside as the “quick route” around Old Town.

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- Put sidewalks and streetlights in residential areas! It feels unwelcoming without them. Old Town has a very “mature” feel to it. It doesn’t attract the younger generation. As a twenty-something, I’m not excited about numerous antique shops + travel businesses. Live music, outside dining, upscale neighborhood market (food, sundries, etc.) – that sounds fun!
- I do have a few comments that I would like you to consider. I have long felt that the Clovis main street is too automotive in nature. Last weekend I drove Clovis Avenue and did some counting. There are 6 gas stations from Barstow Avenue to Sierra Avenue. In addition there are 3 businesses that are converted from gas stations that still look very much like gas stations. From Shaw Avenue to Sierra Avenue there are 22 automotive type businesses not counting the gas stations. When you put it all together, that makes 28 automotive businesses between Shaw Avenue and Sierra. How did this come to be? I can't believe that was part of a thought out plan. I can't imagine that this looks good to visitors to our city. I certainly don't like it, and neither does anyone I talk to.

When I visit cities like Santa Barbara, Santa Cruz, San Jose and many others, we like to shop around the old town areas. Clovis' old town shopping area is such a small area and could be expanded to include more of Clovis Avenue.

I have recently attended events in Fresno on Fulton Street, and I am very impressed with all of the upscale downtown apartments and housing that are being built in downtown Fresno. You know millennials really consider walkability when considering where to live. I am not a millennial, but I live in old town Clovis for that very reason. I think some upscale housing along Clovis Avenue, along with more shopping and restaurants along Clovis Avenue would be a great improvement to all of those gas stations and automotive businesses that really make our main street uninviting and unattractive.

### 2. Community Comments: December 3, 2015

- We live on the corner of Fourth & Elm. The traffic speed on 4<sup>th</sup> between Sunnyside & Hughes in the AM from 7-8 and after school from 2-3 is excessive. Police officers should patrol regularly and cite speeders on a regular basis.
- *Staff received complaints of vehicles parking in neighborhoods adjacent to Clark Intermediate School.*

*Please check the website at [www.cityofclovis.com](http://www.cityofclovis.com) for more information.*

*Please contact Associate Planner George González, MPA at 559 324-2383 or [georgeg@cityofclovis.com](mailto:georgeg@cityofclovis.com) with any questions or comment.*