

SITE PLAN REVIEW AGENDA

2/18/2026 - 9:00 A.M.

(Via Microsoft Teams)

To review supporting documents, click on the "SITE PLAN NO" link, then click on "Record Info" / "Attachments"

- ITEM NO: 1** **Added to Agenda** **MEETING TIME: 09:00**
SITE PLAN NO: [SPR26023](#) ASSIGNED TO: Cristobal Carrillo Cristobal.Carrillo@visalia.gov
PROJECT TITLE: 7 Brews
DESCRIPTION: New 7Brews drive-thru coffee shop.
APPLICANT: Natasha Ruiz - Applicant
OWNER: GATEWAY PLAZA II PARTNERS LP
APN: 121430010
ADDRESS: 3627 S MOONEY BLVD
LOCATION: West of S. Mooney Blvd, approximately 200 feet south of W. Caldwell Ave.
- ITEM NO: 2** **Added to Agenda** **MEETING TIME: 09:15**
SITE PLAN NO: [SPR26024](#) ASSIGNED TO: Cristobal Carrillo Cristobal.Carrillo@visalia.gov
PROJECT TITLE: FARM FRESH BOWLS DRIVE THRU
DESCRIPTION: Re-route drive-thru lane and relocate menu board/speaker box for an existing restaurant.
APPLICANT: KRISTEN VAZ - Applicant
OWNER: TKV LAND CO LLC
APN: 087450014
ADDRESS: 5427 W CYPRESS AVE
LOCATION: South of W. Cypress Ave, approximately 500 feet west of S. Akers St.
- ITEM NO: 3** **Added to Agenda** **MEETING TIME: 09:30**
SITE PLAN NO: [SPR26025](#) ASSIGNED TO: Cristobal Carrillo Cristobal.Carrillo@visalia.gov
PROJECT TITLE: Added Fence
DESCRIPTION: Add chain link fence to property (CE260146)
APPLICANT: Nick Velarde - Applicant
OWNER: VELARDE NICHOLAS F JR & MELINDA M (CO TR)
APN: 081150016
ADDRESS: 7129 W PERSHING CT
LOCATION: South of W. Pershing Ct., approximately 750 feet west of N. Shirk St.
- ITEM NO: 4** **Added to Agenda** **MEETING TIME: 09:45**
SITE PLAN NO: [SPR26026](#) ASSIGNED TO: Cristobal Carrillo Cristobal.Carrillo@visalia.gov
PROJECT TITLE: Legacy Caring Partners
DESCRIPTION: Establish a mortuary and funeral home.
APPLICANT: Elver Guardado - Applicant
OWNER: TIMON & PUMBA LLC
APN: 098300028
ADDRESS: 1446 E MINERAL KING AVE
LOCATION: North of E. Mineral King Ave., approximately 560 feet east of S. Ben Maddox Way.
- ITEM NO: 5** **Added to Agenda** **MEETING TIME: 10:00**
SITE PLAN NO: [SPR26027](#) ASSIGNED TO: Cristobal Carrillo Cristobal.Carrillo@visalia.gov
PROJECT TITLE: Mon's Coffee Club Site Plan Review
DESCRIPTION: Establish a walk-in coffee shop.
APPLICANT: Monica Contreras - Applicant
OWNER: AAF CONSULTANTS INC
APN: 097075013
ADDRESS: 707 S BRIDGE ST
LOCATION: West of S. Bridge St., approximately 60 feet south of E. Sequoia Ave.

AFTER REVIEW OF REGULAR AGENDA ITEMS, THE COMMITTEE WILL BE AVAILABLE TO REVIEW OFF-AGENDA ITEMS FOR INFORMAL REVIEW. THE COMMITTEE WILL BE AVAILABLE TO ANSWER QUESTIONS AT THAT TIME.

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