

PLANNING COMMISSION
RESOLUTION NO. 2016-04

A RESOLUTION OF APPRECIATION TO CHRIS TYLER

WHEREAS, Chris Tyler served as a member of the Planning Commission from January 2, 2008 to January 1, 2016;

WHEREAS, during this time, Commissioner Tyler was appointed by the Planning Commission to serve as the Planning Commission Chair for 2015 and;

WHEREAS, Commissioner Tyler provided leadership and advice to the Commission during a period of increasing complexity of the urban environment, attended 120 Planning Commission meetings, participated in significant deliberations which have established important precedents and shaped policy relating to business park, neighborhood and downtown development, and other topics, acting in the interest of the citizens of Modesto; and,

WHEREAS, the following are only a few of the significant planning projects that Commissioner Tyler participated in:

- Adoption of design guidelines for multi-family residential development, providing the City's first set of comprehensive design guidelines that will greatly assist in upgrading the City's appearance and image;
- Development of Neighborhood Compatibility Guidelines that help ensure new homes and remodels in established neighborhoods are compatible with those neighborhoods;
- Development of a wireless telecommunications ordinance that serves to minimize the visual effects of cell towers and related facilities;
- Adoption of several amendments to the Zoning Code, including a comprehensive update, which have served to modernize and streamline Modesto's development regulations;
- Adoption of the Downtown Zones, which represents a new and innovative form of zoning that will help facilitate the redevelopment of downtown Modesto into a vibrant, mixed-use urban center;
- Adoption of the 2009-2014 Housing Element Update, which helps to provide safe, decent and affordable housing for the entire community;
- Adoption of the Tivoli Specific Plan in 2008, representing the first major expansion of the City since the development of Village One;
- Adoption of the Woodglen Specific Plan, which will provide additional housing opportunities on the north side of the community;
- Annexation of the Shackelford neighborhood in south Modesto, which will further the City's equity and social justice efforts;
- The Marketplace shopping center, which will provide new shopping opportunities for citizens on the eastern side of the community;
- Archway Commons and Tower Park Senior Housing, providing needed housing options for the City's low-income and senior citizens;
- Adoption of the Crows Landing Corridor Study, which provides a plan for much-needed improvements to Crows Landing Road;
- The Vintage rezoning and maps north of Vintage Faire Mall, representing the first significant residential development project in a number of years;
- A General Plan amendment and rezoning for the former Scenic Nursery property, facilitating the re-use of that property;
- The Fiore Estates rezoning and subdivision, a significant new infill project in one of Modesto's older neighborhoods;
- The Healthcare Way Specific Plan amendment and maps, which will facilitate new development in Kiernan Business Park; and,
- A major update of the City's General Plan.

NOW, THEREFORE, BE IT RESOLVED by the Planning Commission that it hereby expresses its appreciation and recognition to Chris Tyler for Eight-years of dedicated service and the invaluable contributions he has rendered to the City of Modesto and its citizens as an active member of the Planning Commission.

BY ORDER OF THE PLANNING COMMISSION of the City of Modesto this 18th day of April, 2016.

