



Planning Commission Meeting Agenda

September 9, 2025
5:30 PM – Regular Meeting
Council Chambers
400 N. Douty St.

Planning Commissioners will meet in-person in the Council Chambers. The meeting will also be live streamed on the City's website: <http://livestream.hanford.city/>

ROLL CALL:

INVOCATION:

FLAG SALUTE:

PUBLIC COMMENT:

This is the time for citizens to comment on subject matters not on the agenda and that are within the jurisdiction of the Commission. This is also the public's opportunity to request an item from the Consent Calendar be pulled for discussion purposes or to comment on any item on the agenda. Comments related to Public Hearing items will be heard at the time the item is discussed. A maximum of three minutes is allowed for each speaker. Please begin your comments by stating your name and providing your city of residence.

CONSENT CALENDAR:

Consent Calendar items are considered routine and will be enacted in one motion. There will be no separate discussion of these matters unless a request is made and then the item will be removed from the Consent Calendar to be discussed and voted upon by a separate motion.

PUBLIC HEARING:

A. Community Development: Zone Text Amendment No. 2025-10, a request to amend:

17.56.230 Wall mural placement and design criteria: in order to comply with free speech requirements and establish new application process.

B. Community Development: Zone Text Amendment No. 2025-11, a request to amend:

17.56.050, 17.56.150, 17.56.155, and 17.56.310 Temporary and Portable Signs: in order to establish the placement, size and materials for portable signs.

C. Community Development: Zone Text Amendment No. 2025-12, a request to amend:

17.56.200 Property maintenance and add Chapter 9.12 – Graffiti: in order to regulations for abatement of graffiti on public and private property.

DIRECTOR'S COMMENTS:

COMMISSIONERS' ITEMS OF INTEREST:

At this time, any Commissioner may ask a question for clarification of matters within the Planning Commission's jurisdiction, make an announcement, or report briefly on activities in their role as a Planning Commissioner. In addition, subject to the Planning Commissioner's Handbook, Commissioners may request staff to report back to the Planning Commission at a subsequent meeting concerning any matter within the Commissioner's jurisdiction (GC 54954.2).

ADJOURNMENT:

Materials related to an item on this Agenda submitted to the Planning Commission after distribution of the agenda packet are available to public inspection in the Planning Division Office located at 317 N. Douty Street, Hanford, California 93230, during normal business hours. Such documents are also available at the city's website, www.cityofhanfordca.com subject to staff's ability to post documents before the meeting. If you need a disability-related modification or accommodation, including auxiliary aids or services, to participate in this meeting, please contact the Planning Division's office, 559-585-2580, 317 N. Douty Street, Hanford, California 93230, at least 2 days prior to the meeting {28 CFR 35.102.35.104 ADA Title II} APPEALS: Any action of the Planning Commission, which is a final project decision, may be appealed to the City Council by the applicant or any adversely affected person. To file an appeal, an appeal application and filing fee of \$1,100.00 must be submitted to the Community Development Department, 317 N. Douty Street, Hanford, California, within ten (10) days following the date of the final decision of the Planning Commission.



AGENDA STAFF REPORT

MEETING DATE: 9/9/2025	AGENDA SECTION: PUBLIC HEARING
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SUBJECT:

Zone Text Amendment No. 2025-10, a request to amend:

17.56.230 Wall mural placement and design criteria: in order to comply with free speech requirements and establish new application process.

RECOMMENDATION:

Recommendation: Adopt Resolution No. 2025-24, recommending approval of Zone Text Amendment No. 2025-10 to the City Council.

BACKGROUND:

17.56.230 Wall mural placement and design criteria

The Hanford City Council directed staff to review the current mural ordinance and evaluate whether changes were necessary to comply with free speech requirements and to create a new application process. Staff review of the ordinance revealed that several design guidelines in HMC 17.56 related to murals are not enforceable, due to content-based restrictions. Except for obscene content and commercial advertisements, the City is not able to deny a mural permit based on the content of the mural.

Zoning Text Amendment 25-10 would remove the content-based requirements from the City's mural ordinance and replace it with criteria that outlines the application process, allows the City to adopt a mural policy, and prohibits murals that are obscene or classified as commercial advertisements.

This proposed amendment includes:

1. Authorizing the Community Development Director to implement and administer a city mural policy.
2. Changing the types of allowed murals within the city of Hanford
3. Changing the types of prohibited murals within the city of Hanford

FISCAL IMPACT:

N/A

ATTACHMENTS:

1. Proposed Mural Ordinance
2. Resolution No. 2025-24 (ZTA 2025-10)

3. Notice of Exemption

17.56.230 Wall mural placement and design criteria.

The Community Development Director is authorized to implement and administer a city mural policy and application process for private structures, as adopted by the city council by resolution, which establishes requirements for murals on private structures.

A. Allowed Murals. An application which meets all of the following criteria, and which is not otherwise prohibited by this Chapter, will be allowed:

1. Submission of a complete mural application;
2. Compliance with all the requirements of the adopted mural policy and all requirements of this Code;
3. Located within the City's MX-D zone;
4. Payment of any fees required for a mural permit.

B. Prohibited Murals. The following murals are prohibited:

1. Murals containing statements, words, symbols, or characters of an obscene nature.
2. Murals that contain commercial advertisements or contain words and/or images which specifically identify or reflect the business, products and/or services provided by any business service or economic activity.

C. This ordinance shall not apply to spaces not visible from the street or other public or private property;

RESOLUTION NO. 2025-24

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF HANFORD RECOMMENDING APPROVAL OF ZONE TEXT AMENDMENT NO. 2025-10, A REQUEST BY THE CITY OF HANFORD TO AMEND TITLE 17, SECTION 17.56.230 WALL MURAL PLACEMENT AND DESIGN CRITERIA; TO THE CITY COUNCIL OF THE CITY OF HANFORD.

At a regular meeting of the Planning Commission of the City of Hanford duly called and held on September 9, 2025, on motion of Commissioner _____, seconded by Commissioner _____, and duly carried, the following resolution was adopted:

WHEREAS, a proposal to amend Title 17, Section 17.56.230 – Wall mural placement and design criteria of the Hanford Municipal Code by adding sections in order to remove the content-based requirements from the City's mural ordinance and replace it with criteria that outlines the application process, allows the City to adopt a mural policy, and prohibits murals that are obscene or classified as commercial advertisements, as attached in **Exhibit A** and **B**, was presented to the Planning Commission; and

WHEREAS, on September 9, 2025, the Planning Commission of the City of Hanford conducted a public hearing, in accordance with Section 17.70.070 of the Hanford Municipal Code pertaining to Zone Text Amendment 2025-10, and,

WHEREAS, comprehensive zoning regulations on the use of land and property lie within the City's police powers; and,

WHEREAS, the Planning Commission has carefully considered recommendations and testimony presented at the public hearing of September 9, 2025; and,

WHEREAS, Section 15061(b)(3) of the California Environmental Quality Act Guidelines categorically exempts the proposed project under the "General Rule"; and

THEREFORE, BE IT RESOLVED, on the basis of the facts and evidence provided in the staff report and the written and oral evidence presented at the public hearing on September 9, 2025, the Planning Commission hereby is able to make the following recommendation in accordance with the required findings in Section 17.86.030:

1. The amendment is internally consistent with the goals, objectives, and policies of the General Plan and this title;

ANALYSIS: That according to General Plan Policy E8, the City of Hanford shall support local arts and cultural activities that can contribute to the local economy, enrich residents' lives, and strengthen a sense of community. The revision of Section 17.56.230 of the Hanford Municipal Code is consistent with the policies of the General Plan, as it continues the support of local arts activities that may enrich residents' lives and strengthen a sense of community.

2. The amendment would not be detrimental to the public health, safety, or welfare of the community;

ANALYSIS: That the revision of Section 17.56.230 of the Hanford Municipal Code is not detrimental to the public health, safety, or welfare of the community.

3. The amendment would maintain the appropriate balance of land uses within the City;

ANALYSIS: That the amendment will not affect the balance of land uses within the City of Hanford. The zone text amendment pertains to mural regulations, only.

4. The anticipated land uses on the subject site would be compatible with existing and future surrounding uses;

ANALYSIS: That the zone text amendment applies to wall murals in all zone districts and will not propose a change in land uses.

BE IT FURTHER RESOLVED that pursuant to Section 17.70 of the City of Hanford Zoning Ordinance, the Planning Commission forward to the City Council a recommendation that Zone Text Amendment No. 2025-10, be approved.

PASSED AND ADOPTED at a regular meeting of the Planning Commission of the City of Hanford held on the 9th day of September, by the following vote:

AYES:	Commissioners
NOES:	Commissioners
ABSTAIN:	Commissioners
ABSENT:	Commissioners

I, **Jason Waters**, Acting Secretary of the Planning Commission of the City of Hanford, do hereby certify the foregoing resolution was duly passed and adopted by the Planning Commission of the City of Hanford at a regular meeting thereof held on the **9th day of September 2025**.

Jason Waters, Secretary

17.56.230 Wall mural placement and design criteria.

The Community Development Director is authorized to implement and administer a city mural policy and application process for private structures, as adopted by the city council by resolution, which establishes requirements for murals on private structures.

- A. Allowed Murals. An application which meets all of the following criteria, and which is not otherwise prohibited by this Chapter, will be allowed:
 - 1. Submission of a complete mural application;
 - 2. Compliance with all the requirements of the adopted mural policy and all requirements of this Code;
 - 3. Located within the City's MX-D zone;
 - 4. Payment of any fees required for a mural permit.
- B. Prohibited Murals. The following murals are prohibited:
 - 1. Murals containing statements, words, symbols, or characters of an obscene nature; and
 - 2. Murals that contain commercial advertisements or contain words and/or images which specifically identify or reflect the business, products and/or services provided by any business service or economic activity.
- C. This ordinance shall not apply to spaces not visible from the street or other public or private property.

Mural Policy and Guidelines

Thank you for your interest in creating a mural in Hanford. To effectively implement a successful mural program, which will ensure consistency and aesthetic value in the community, it is important that applicants adhere to the following guidelines. The application process and guidelines that follow are intended to provide mural applicants with a reasonable process that will safeguard the interests of the community.

Mural Review Process

Murals which are non-commercial, contain no advertising copy, and which do not function as an advertisement are allowed, subject to review by the Community Development Department.

Design Criteria

The Department will verify that the proposed mural:

1. Conforms with City ordinances that prohibit indecency or obscenity in public;
2. Is not an advertisement or commercial in nature; however, this will in no way limit or restrict the artist's right to include speech and/or artistic expression in a mural that is not commercial as defined above;
3. Is being painted with the written authorization of the property owner; and
4. Is located within the City's MX-D Downtown Mixed Use zone district.

The City's Community Development Department will issue a permit to the applicant if their Mural Application meets the Design Criteria. The Community Development Department may recommend design revisions and require applicants to resubmit if the design criteria are not met.

Appeals

In the event that the applicant fails to receive approval for the submitted mural design they may appeal this decision to the City Council, in accordance with HMC 1.08. (application and fees apply).

Timeframe

In determining the timeframe for the approval process, applicants should allow sufficient time for the mural proposal to be reviewed two times, in the event a recommendation is made by staff for a design revision. Typically, requests for approval should be received no later than 90 days prior to actual implementation of design.

Mural Application

The Mural Application shall contain the following:

1. A rendering or photo of the proposed mural at a 1:12 scale [1 inch = 1 foot] minimum
2. Specifications regarding the mural (location, size, type of paint/media, type of graffiti-proofing);
3. Signed authorization to paint mural from property owner;

4. Expected timeframe for completion;
5. Application for Encroachment Permit and/or Historic Resource Permit, if necessary.

PLEASE NOTE: Once the mural has been approved, the artist may not make additional changes to the design without Community Development Department approval.

Notice of Exemption 2025-XX

To: ☐ Office of Planning and Research
P.O. Box 3044, Room 212
Sacramento, CA 95812-3044

☒ County Clerk
County of Kings
Kings County Government Center
Hanford, CA 93230

From: City of Hanford
317 North Douty Street
Hanford, CA 93230

Project Title: Zone Text Amendment No. 2024-01

Project Location – City of Hanford

Project Location – City: Hanford

Project Location – County: Kings County

Description of Nature, Purpose and Beneficiaries of Project: Zone Text Amendment No. 2024-01: a request to amend Title 17, Section 17.56.230 of the Hanford Municipal Code in order to remove content-based restrictions on murals and establish a policy for reviewing and approving murals in the City of Hanford

Name of Public Agency Approving Project: City of Hanford, Planning Division

Name of Person or Agency Carrying Out Project: City of Hanford

Exempt Status: **(check one)**

- ☐ Ministerial (Sec. 21080(b)(1); 152698);
☐ Declared Emergency (Sec. 21080(b)(3); 15269 (a));
☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
☐ Categorical Exemption: State type and section number:
☒ Statutory Exemption. State code number: 15061(b)(3) General Rule

Reasons why project is exempt:

The proposed ordinance is exempt under Section 15061(b)(3) because it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment. The proposed project is a text amendment that is not associated with a physical development; therefore, there are no physical impacts that will result from the project.

Lead Agency

Contact Person: Jason Waters Area Code/ Telephone: (559) 585-2590

Signature: _____ Date: September 9, 2025 Title: Deputy City Manager

☒ Signed by Lead Agency Date received for filing at OPR: _____
☐ Signed by Applicant



AGENDA STAFF REPORT

MEETING DATE: 9/9/2025	AGENDA SECTION: PUBLIC HEARING
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SUBJECT:

Zone Text Amendment No. 2025-11, a request to amend:

17.56.050, 17.56.150, 17.56.155, and 17.56.310 Temporary and Portable Signs: in order to establish the placement, size and materials for portable signs.

RECOMMENDATION:

Recommendation: Adopt Resolution No. 2025-25, recommending approval of Zone Text Amendment No. 2025-11 to the City Council.

BACKGROUND:

Under the current Municipal Code, the City of Hanford prohibits the use of feather flags citywide. In response to Council direction, Zoning Text Amendment 25-11 would allow feather flags under specified restrictions to balance business visibility needs with community aesthetics and safety.

Staff has attached the proposed ordinance and the draft mural policy and application for Planning Commission's review.

FISCAL IMPACT:

ATTACHMENTS:

1. Proposed Temporary Sign Ordinance
2. Resolution No. 2025-25 (ZTA 2025-11)
3. Notice of Exemption

17.56.050 Prohibited signs.

~~S. Feather signs.~~

17.56.150 Temporary sign standards.

E. Temporary freestanding signs shall be affixed to supporting structures made of a durable, rigid material such as, without limitation, wood, plastic or metal. ~~Feather banners must be secured and stabilized so as to withstand wind gusts, or be removed during windy conditions. Freestanding signs placed on sidewalks in conformance with this chapter are exempt from this subsection if they have a weight and mass that makes them not inadvertently movable.~~

17.56.155 Portable signs

A. Portable Signs in nonresidential zones shall not be located:

1. In any public right-of-way;
2. In parking lot driving lanes, aisles or spaces;
3. On multiuse trails or sidewalks if they would block a four-foot wide pedestrian path of travel;
4. At any location where they would block pedestrian access;
5. Within 100 feet on either side, or in front of a permanent freestanding sign;
6. Within 20 feet from any other portable or temporary freestanding sign; or
7. Within 30 feet from a drive approach (driveway entrance) or intersection of two streets.

B. Portable signs are subject to the following standards:

1. Portable signs shall be placed on private property on the same lot or development site as the establishment that qualifies for such sign.
2. The total sign area for a portable sign may not exceed 16 square feet.
3. Portable signs must not exceed a height of 10 feet above the ground level.

4. Portable signs must be a minimum of seven feet from the back of the curb, or edge of pavement where no curb exists.
5. Portable signs shall not interfere with either pedestrian or vehicular sight distance, any view corridor, obstruct views to any existing business or existing permanent sign, or be located within the 25-foot sight triangle.
6. Portable signs shall be constructed of acceptable materials such as vinyl, nylon reinforced vinyl, polyethylene or polyester-like materials, durable fabric, or similar materials.
7. A minimum of one portable sign shall be allowed per parcel, regardless of frontage length.
8. The number of portable signs allowed on a site shall not exceed one (1) for every thirty (30) lineal feet of frontage along the adjacent public street.
9. Portable signs are permitted during the hours a business is open for business and one-half hour before opening and one-half hour after closing. They must be removed during hours when the establishment is not open to the public
10. Feather flags are prohibited in the Downtown Mixed Use (MX-D) zone.
11. Portable signs shall be constructed of durable materials, not subject to rapid deterioration or fading, and shall be professional in appearance. Signs must be maintained in good condition, free from damage, fading, or wear that impairs legibility or aesthetic quality.

17.56.310 Definitions.

~~"Temporary sign" means a sign that is easily moveable and which is not attached to a building, structure, or the ground in such a manner as to be rendered a permanent sign.~~

"Temporary sign" means a sign or advertising display constructed of fabric, cardboard, plywood, or other light material, with or without a frame that is not designed for permanent display. Temporary signs do not include portable signs such as A-frame signs or feather flags that are required to be removed during non-business hours.

"Portable Sign" means a freestanding sign that is not permanently affixed, anchored or secured to either the ground or a structure on the property it occupies including A-frame signs and feather flags.

RESOLUTION NO. 2025-25

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF HANFORD RECOMMENDING APPROVAL OF ZONE TEXT AMENDMENT NO. 2025-11, 17.56.050, 17.56.150, 17.56.155, AND 17.56.310 TEMPORARY AND PORTABLE SIGNS; TO THE CITY COUNCIL OF THE CITY OF HANFORD.

At a regular meeting of the Planning Commission of the City of Hanford duly called and held on September 9, 2025, on motion of Commissioner _____, seconded by Commissioner _____, and duly carried, the following resolution was adopted:

WHEREAS, a proposal to amend 17.56.050, 17.56.150, 17.56.155, and 17.56.310 Temporary and Portable Signs by adding sections in order to establish the placement, size and materials for portable signs., as attached in **Exhibit A**, was presented to the Planning Commission; and

WHEREAS, on September 9, 2025, the Planning Commission of the City of Hanford conducted a public hearing, in accordance with Section 17.70.070 of the Hanford Municipal Code pertaining to Zone Text Amendment 2025-11, and,

WHEREAS, comprehensive zoning regulations on the use of land and property lie within the City's police powers; and,

WHEREAS, the Planning Commission has carefully considered recommendations and testimony presented at the public hearing of September 9, 2025; and,

WHEREAS, Section 15061(b)(3) of the California Environmental Quality Act Guidelines categorically exempts the proposed project under the "General Rule"; and

THEREFORE, BE IT RESOLVED, on the basis of the facts and evidence provided in the staff report and the written and oral evidence presented at the public hearing on September 9, 2025, the Planning Commission hereby is able to make the following recommendation in accordance with the required findings in 17.70.070 of the Hanford Municipal:

1. The amendment is internally consistent with the goals, objectives, and policies of the General Plan and this title;

ANALYSIS: That according to General Plan Policy E11, the City of Hanford shall Strengthen the reputation of Hanford's city government as one that is service-oriented and business friendly. The revision of Section 17.56.230 of the Hanford Municipal Code is consistent with the policies of the General Plan, as it continues the support of local businesses to advertise on their property.

2. The amendment would not be detrimental to the public health, safety, or welfare of the community;

ANALYSIS: That the revision of Section 17.56.050, 17.56.150, 17.56.155, AND 17.56.310 of the Hanford Municipal Code is not detrimental to the public health, safety, or welfare of the community.

3. The amendment would maintain the appropriate balance of land uses within the City;

ANALYSIS: That the amendment will not affect the balance of land uses within the City of Hanford. The zone text amendment pertains to sign regulations, only.

4. The anticipated land uses on the subject site would be compatible with existing and future surrounding uses;

ANALYSIS: That the zone text amendment applies signs in all zone districts and will not propose a change in land uses.

BE IT FURTHER RESOLVED that pursuant to Section 17.70 of the City of Hanford Zoning Ordinance, the Planning Commission forward to the City Council a recommendation that Zone Text Amendment No. 2025-11, be approved.

PASSED AND ADOPTED at a regular meeting of the Planning Commission of the City of Hanford held on the 9th day of September, by the following vote:

AYES:	Commissioners
NOES:	Commissioners
ABSTAIN:	Commissioners
ABSENT:	Commissioners

I, **Jason Waters**, Acting Secretary of the Planning Commission of the City of Hanford, do hereby certify the foregoing resolution was duly passed and adopted by the Planning Commission of the City of Hanford at a regular meeting thereof held on the **9th day of September 2025**.

Jason Waters, Secretary

Notice of Exemption 2025-XX

To: ☐ Office of Planning and Research
P.O. Box 3044, Room 212
Sacramento, CA 95812-3044

☒ County Clerk
County of Kings
Kings County Government Center
Hanford, CA 93230

From: City of Hanford
317 North Douty Street
Hanford, CA 93230

Project Title: Zone Text Amendment No. 2025-11

Project Location – City of Hanford

Project Location – City: Hanford

Project Location – County: Kings County

Description of Nature, Purpose and Beneficiaries of Project: Zone Text Amendment No. 2025-11: 17.56.050, 17.56.150, 17.56.155, and 17.56.310 Temporary and Portable Signs: in order to establish the placement, size and materials for portable signs.

Name of Public Agency Approving Project: City of Hanford, Planning Division

Name of Person or Agency Carrying Out Project: City of Hanford

Exempt Status: **(check one)**

- ☐ Ministerial (Sec. 21080(b)(1); 152698);
☐ Declared Emergency (Sec. 21080(b)(3); 15269 (a));
☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
☐ Categorical Exemption: State type and section number:
☒ Statutory Exemption. State code number: 15061(b)(3) General Rule

Reasons why project is exempt:

The proposed ordinance is exempt under Section 15061(b)(3) because it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment. The proposed project is a text amendment that is not associated with a physical development; therefore, there are no physical impacts that will result from the project.

Lead Agency

Contact Person: Jason Waters Area Code/ Telephone: (559) 585-2590

Signature: _____ Date: September 9, 2025 Title: Deputy City Manager

☒ Signed by Lead Agency Date received for filing at OPR: _____
☐ Signed by Applicant



AGENDA STAFF REPORT

MEETING DATE: 9/9/2025	AGENDA SECTION: PUBLIC HEARING
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SUBJECT:

Zone Text Amendment No. 2025-12, a request to amend:

17.56.200 Property maintenance and add Chapter 9.12 – Graffiti: in order to regulations for abatement of graffiti on public and private property.

RECOMMENDATION:

Recommendation: Recommendation: Adopt Resolution No. 2025-26, recommending approval of Zone Text Amendment No. 2025-12 to the City Council.

BACKGROUND:

The Hanford Municipal Code (HMC 17.50.200 Property Maintenance (L)) identifies graffiti as a public nuisance. The Code currently requires that graffiti be removed within 48 hours from the time it is placed. They proposed amendment would remove that from the Municipal Code and add Chapter 9.12.

Addition to Hanford Municipal Code – Chapter 9.12 Graffiti Regulations: a request by the City of Hanford to add Title 9, Chapter 12

This proposed amendment includes:

1. Defining graffiti and abatement-related costs.
2. Restricting the sale and possession of aerosol paint containers and wide-tipped markers by minors.
3. Establishing abatement procedures for graffiti on public and private property.
4. Creating abatement and restitution requirements for violations.

FISCAL IMPACT:

ATTACHMENTS:

1. Proposed Graffiti Ordinance
2. Resolution No. 2025-26 (ZTA 2025-12)
3. Notice of Exemption

17.50.200 Property maintenance.

~~L. Failure to address graffiti for longer than 48 hours from the time that graffiti is placed on a surface;~~

Chapter 9.12 – Graffiti

9.12.010 Purpose

A. The purpose of this chapter is to provide for the prompt abatement of graffiti from public and private properties in the city; to provide for methods of controlling the sale to and the unauthorized use of aerosol paint containers and wide tipped marker pens by minors; and to encourage citizens to report occurrences of graffiti vandalism within the city.

B. Due to the increase of graffiti vandalism on both public and private property, a condition has arisen within the city which has resulted in a deterioration of property values and concern for the quality of life of the city's citizens. The city council finds and determines that graffiti constitutes a public nuisance which, left unabated, adversely affects the city's image, business development, retail sales, and residential housing costs. Allowing graffiti to remain on public or private property encourages additional occurrences of graffiti, fuels fear among the community, and depreciates the value of the affected property and surrounding properties.

C. The purpose of this chapter is, therefore, to minimize the impact graffiti has on the city's quality of life, economic stability, environmental image, and sense of safety and security. Because the existence of graffiti tends to breed community discontent and criminal or gang-related activities, this chapter will mitigate these problems through timely removal and control of graffiti vandalism.

9.12.020 Definitions.

"Abatement and related administrative costs" includes, but is not limited to, court costs, attorney's fees, cost of removal of the graffiti or other inscribed material and costs of repair and replacement of defaced property, and the enforcement costs incurred by the City.

"Graffiti" is defined as, but not limited to, an unauthorized inscription, word, figure, design, writing, or picture marked, etched, scratched, drawn, or painted upon any public property or any structure, wall, fence, sidewalk, sign, public utility box, or any structural component of any building, bridge, structure, or facility in public view within the city.

9.12.030 Sale of aerosol paint containers or wide tipped marker pens to minors

It is unlawful for any person to sell, offer to sell, or cause to be sold any aerosol or pressurized container of paint and/or any wide tipped marker pens exceeding four millimeters in width, containing anything other than a water-soluble solution, to any person under the age of eighteen (18) years who is not accompanied by a responsible adult.

9.12.040 Possession by minors

It is unlawful for any person under eighteen (18) years of age, in a public place or on private property without consent of the owner or operator and not accompanied by a responsible adult, to possess (1) an aerosol or pressurized container of paint, and/or (2) wide tipped marker pens with tips exceeding four millimeters in width that contain other than a water-soluble solution.

9.12.050 Control

Any retail commercial establishment selling aerosol containers or wide tipped marker pens exceeding four millimeters in width containing non-water-soluble substances shall store such items in an area viewable by but not directly accessible to the public without employee assistance.

9.12.060 Signs required

Retailers engaged in the sale of such aerosol containers or wide tipped marker pens shall display at the point of sale a clearly visible and legible sign stating:

“It is unlawful for any person to sell, lend, or give to any individual under the age of eighteen (18) years, who is not accompanied by a responsible adult, an aerosol or pressurized container of paint or wide tipped marker pens exceeding four (4) millimeters in width, containing anything other than a water-soluble solution.”

9.12.070 Removal

A. General. Any person applying graffiti within the city shall remove it within twenty-four (24) hours after notice by the city or property owner. Failure to do so constitutes an additional violation of this chapter. Consistent with Cal. Civil Code § 1714.1 where graffiti is applied by minors, the parent or guardian shall be responsible for such removal or payment of costs thereof.

B. Public Property. Graffiti on city property shall be removed as soon as possible. Graffiti on property of another public entity may only be removed by the city with written consent and waiver from that entity.

C. Private Property – Notice and Removal.

1. Where graffiti is located on private property visible from a public right-of-way, it is the property owner's duty to remove it. If not promptly removed, the city shall serve written notice of the location and description of graffiti and the owner's obligation to remove it.
2. First Notice: Property owner shall commence removal within 10 business days of service by mail or personal delivery.
3. Second Notice: If graffiti remains after the first period, a 20-business-day final notice shall be issued, requiring complete removal within that period.
4. If the owner fails to act after both notices, the city may abate graffiti and recover abatement and related administrative costs.
5. Alternative Abatement Agreement. The City Manager or designee may enter into an agreement with the property owner or lessee to remove graffiti using city crews or contractors, subject to reimbursement or waiver conditions.
6. City's Release From Liability. Any abatement by the City requires a release of liability signed by the property owner or lessee.
7. Failure to Remove. If the owner fails to remove graffiti after both notices or fails to request abatement assistance, the City may abate the graffiti and assess abatement and administrative costs as a lien or special assessment against the property.

9.12.080 Appeal of cost of removal

A property owner may appeal a graffiti removal cost bill within. Appeals shall be processed consistent with administrative appeals under Hanford Municipal Code Chapter 1.08.

9.12.090 Responsibility

- A. Any individual guilty of violating §9.12.070(A) shall pay restitution to the property owner in addition to penalties to the city. Parents or guardians of minors shall be liable.
- B. The city may assess abatement and administrative costs as a special assessment or lien against the violator's property or against the parent/guardian of a minor violator.
- C. The remedies under this chapter are cumulative and in addition to civil or criminal actions.

9.12.100 Penalties

- A. It is unlawful to apply graffiti on any premises. Violations may be charged as misdemeanors or infractions at the prosecutor's discretion.

B. It is unlawful and an infraction for a minor to unlawfully possess aerosol paint or wide tipped markers.

C. Penalties:

1. Misdemeanor: Up to \$500 fine and/or 30 days jail (first offense); up to \$1,000 fine and/or 90 days jail (second offense within one year); up to \$2,500 fine and/or 6 months jail (subsequent within one year).
2. Infraction: \$50 (first offense); \$100 (second offense within one year); \$250 (subsequent within one year).
3. Each day graffiti remains constitutes a separate violation.

9.12.110 Alternatives

Nothing in this chapter prevents the city from commencing alternative civil or criminal nuisance abatement proceedings.

9.12.120 Severability

If any provision of this chapter is found invalid or unenforceable, such determination shall not affect remaining provisions, which shall remain in full force and effect.

RESOLUTION NO. 2025-26

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF HANFORD RECOMMENDING APPROVAL OF ZONE TEXT AMENDMENT NO. 2025-12, 17.56.200 PROPERTY MAINTENANCE AND CHAPTER 9.12 GRAFFITI.; TO THE CITY COUNCIL OF THE CITY OF HANFORD.

At a regular meeting of the Planning Commission of the City of Hanford duly called and held on September 9, 2025, on motion of Commissioner _____, seconded by Commissioner _____, and duly carried, the following resolution was adopted:

WHEREAS, a proposal to amend 17.56.200 Property maintenance and add Chapter 9.12 – Graffiti in order to establish regulations for abatement of graffiti on public and private property, as attached in **Exhibit A**, was presented to the Planning Commission; and

WHEREAS, on September 9, 2025, the Planning Commission of the City of Hanford conducted a public hearing, in accordance with Section 17.70.070 of the Hanford Municipal Code pertaining to Zone Text Amendment 2025-12, and,

WHEREAS, comprehensive zoning regulations on the use of land and property lie within the City's police powers; and,

WHEREAS, the Planning Commission has carefully considered recommendations and testimony presented at the public hearing of September 9, 2025; and,

WHEREAS, Section 15061(b)(3) of the California Environmental Quality Act Guidelines categorically exempts the proposed project under the "General Rule"; and

THEREFORE, BE IT RESOLVED, on the basis of the facts and evidence provided in the staff report and the written and oral evidence presented at the public hearing on September 9, 2025, the Planning Commission hereby is able to make the following recommendation in accordance with the required findings in Section 17.70.070 of the Hanford Municipal Code:

1. The amendment is internally consistent with the goals, objectives, and policies of the General Plan and this title;

ANALYSIS: That according to General Plan Policy L121, Encourage the maintenance of private property within the city's neighborhoods, and actively enforce the City's codes related to blight.. The revision of the Hanford Municipal Code is consistent with the policies of the General Plan, as it encourages the maintenance of private property.

2. The amendment would not be detrimental to the public health, safety, or welfare of the community;

ANALYSIS: That the revision of Section 17.56.200 and the addition of CHAPTER 9.12 of the Hanford Municipal Code is not detrimental to the public health, safety, or welfare of the community.

3. The amendment would maintain the appropriate balance of land uses within the City;

ANALYSIS: That the amendment will not affect the balance of land uses within the City of Hanford. The zone text amendment pertains to sign regulations, only.

4. The anticipated land uses on the subject site would be compatible with existing and future surrounding uses;

ANALYSIS: That the zone text amendment applies signs in all zone districts and will not propose a change in land uses.

BE IT FURTHER RESOLVED that pursuant to Section 17.70 of the City of Hanford Zoning Ordinance, the Planning Commission forward to the City Council a recommendation that Zone Text Amendment No. 2025-12, be approved.

PASSED AND ADOPTED at a regular meeting of the Planning Commission of the City of Hanford held on the 9th day of September, by the following vote:

AYES:	Commissioners
NOES:	Commissioners
ABSTAIN:	Commissioners
ABSENT:	Commissioners

I, **Jason Waters**, Acting Secretary of the Planning Commission of the City of Hanford, do hereby certify the foregoing resolution was duly passed and adopted by the Planning Commission of the City of Hanford at a regular meeting thereof held on the **9th day of September 2025**.

Jason Waters, Secretary

Notice of Exemption 2025-XX

To: ☐ Office of Planning and Research
P.O. Box 3044, Room 212
Sacramento, CA 95812-3044

☒ County Clerk
County of Kings
Kings County Government Center
Hanford, CA 93230

From: City of Hanford
317 North Douty Street
Hanford, CA 93230

Project Title: Zone Text Amendment No. 2025-12

Project Location – City of Hanford

Project Location – City: Hanford

Project Location – County: Kings County

Description of Nature, Purpose and Beneficiaries of Project: Zone Text Amendment No. 2025-12: 17.50.200 and 19.12: in order to establish graffiti abatement procedures on public and private property.

Name of Public Agency Approving Project: City of Hanford, Planning Division

Name of Person or Agency Carrying Out Project: City of Hanford

Exempt Status: **(check one)**

- ☐ Ministerial (Sec. 21080(b)(1); 152698);
☐ Declared Emergency (Sec. 21080(b)(3); 15269 (a));
☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
☐ Categorical Exemption: State type and section number:
☒ Statutory Exemption. State code number: 15061(b)(3) General Rule

Reasons why project is exempt:

The proposed ordinance is exempt under Section 15061(b)(3) because it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment. The proposed project is a text amendment that is not associated with a physical development; therefore, there are no physical impacts that will result from the project.

Lead Agency

Contact Person: Jason Waters Area Code/ Telephone: (559) 585-2590

Signature: _____ Date: September 9, 2025 Title: Deputy City Manager

☒ Signed by Lead Agency Date received for filing at OPR: _____
☐ Signed by Applicant