

NOTICE OF PUBLIC HEARING
FOR CONDITIONAL USE PERMIT #25-0020, SITE PLAN REVIEW #25-0015, AND
ENVIRONMENTAL REVIEW #25-0047

NOTICE IS HEREBY GIVEN that a public hearing will be held by the Merced City Planning Commission on Wednesday, May 6, 2026, at 6:00 p.m., in the Council Chambers of City Hall, 678 W. 18th Street, Merced, California, to consider Conditional Use Permit #25-0020, Site Plan Review #25-0015 and Environmental Review #25-0047.

The project is proposed by Eliseo Zapien. The property owner is Ramiro Ortuno. The project involves a drive-thru for two (2) tortillas trailers and operation of two (2) food trucks within the parking lot of 131 W. Main Street. The project site is located on the North side of W. Main Street, approximately 100 feet west of its intersection with H Street and is identified by Assessor's Parcel Number (APN) 031-161-023. The site has a Regional/Community Commercial (RC) land use designation and is zoned Central Commercial (C-C).

The project has been determined to be exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15332.

All interested persons are invited to attend the public hearing and provide testimony. Written comments may be submitted prior to the close of the public hearing to Jessie Lee.

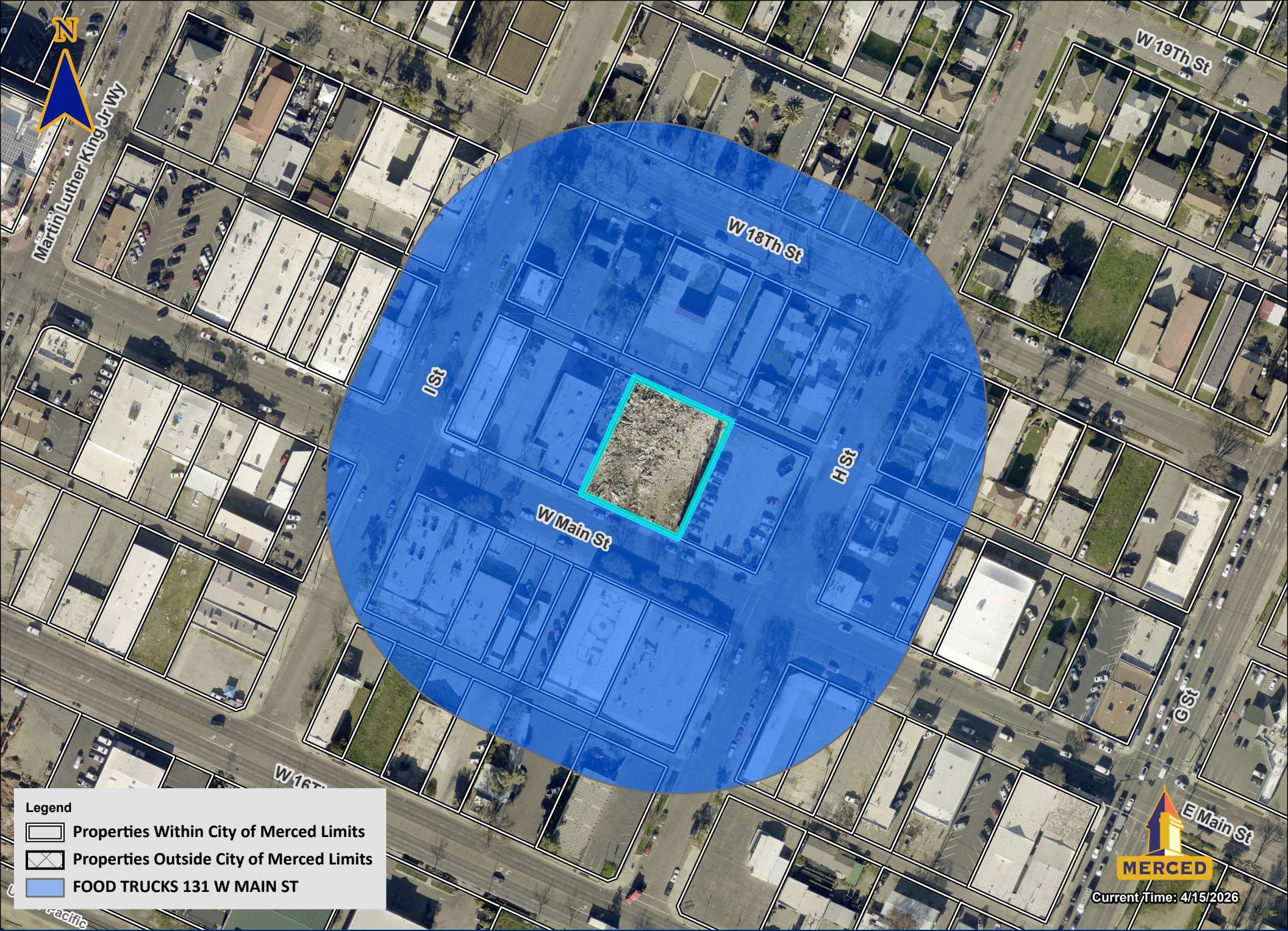
For additional information, please contact the Planning Department at (209) 385-6858. To view video (if available) or listen to the Planning Commission meeting live, visit the City's website at www.cityofmerced.org

Facebook Live, or Comcast Public Access Channel 96.

April 13, 2026



Sam Rashe, Planning Manager



Martin Luther King Jr Wy

W 19Th St

W 18Th St

I St




H St

W Main St

G St

E Main St

Legend

-  Properties Within City of Merced Limits
-  Properties Outside City of Merced Limits
-  FOOD TRUCKS 131 W MAIN ST



Current Time: 4/15/2026

Conditional Use Permit #25-0020 and Site Plan Review #25-0015