

NOTICE OF DETERMINATION

Fee Exempt per Government Code Section 6103

- To: Tulare County Clerk
Room 105, Courthouse
221 South Mooney Blvd.
Visalia, CA 93291
- Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

Lead Agency: Tulare County Resource Management Agency
5961 South Mooney Blvd.
Visalia, CA 93277
(559) 624-7000
Attn: hguerra@co.tulare.ca.us

Applicant(s): Tulare County Resource Management Agency
5961 South Mooney Blvd.
Visalia, CA 93277
(559) 624-7000

Subject: Filing of Notice of Determination in Compliance with Section 21108 or 21152 of the Public Resources Code

Project Title: Lemon Cove Community Plan (GPA 17-007, PZC 17-007, PZC 19-016, PZC 19-017)

State Clearinghouse Number: 2019119031

Contact Person: Hector Guerra **Telephone Number:** 559-624-7121

Project Location: Lemon Cove is located in the northern portion of Tulare County, approximately four (4) miles southeast of the City of Woodlake and eleven (11) miles northeast of the City Visalia. It is generally bounded by Avenue 319 in the south, Goodale Lane in the north, Road 236 in the west, and Road 248 in the east. Lemon Cove is located in Sections 02, 03, 10, and 11, Township 18 South, Range 27 East MDB&M, and can be found within the Woodlake and Rocky Hill Quads USGS 7.5 minute topographic quadrangles. The coordinates of Lemon Cove are Latitude 36°22'53" N and Longitude 119°01'33" W.

Project Description: The objective in preparing of the Lemon Cove Community Plan is to develop a plan which can accurately reflect the needs and priorities of the unincorporated community of Lemon Cove. The Land Use and Circulation portions of this Plan provide the mechanism to minimize or avoid the potential adverse impacts of urban growth. The development of an orderly, harmonious land use pattern and appropriate implementation measures are designed to reduce potential conflict between neighboring uses across Tulare County's 2030 planning horizon, consistent with the Tulare County 2030 General Plan Update. The Plan is needed to increase the availability of infrastructure funding, such as drinking water system improvements (wells, water distribution piping, storage tanks, etc.), wastewater system improvements (such as treatment, piping, lift stations, etc.), and public works/safety improvements (such as curbs, gutters, sidewalks, etc.), and to stimulate economic development within the community.

The Community Plan for General Plan Amendment No. GPA 17-007, which is inclusive of the Lemon Cove Community Plan, amendments to Section 18.9 (PZC 19-016), Section 16 (PZC 19-017), and the Zoning District Map (PZC 17-007) of Ordinance No. 352, the Zoning Ordinance for the Community of Lemon Cove, is required to achieve consistency with the Tulare County General Plan 2030 Update (August 2012). The General Plan Amendment is

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| <p>FILED TULARE COUNTY</p> <p>FEB 25 2020</p> <p>ROLAND P. HILL ASSESSOR/CLERK RECORDER BY:</p> |
| <p><i>DATE RECEIVED FOR FILING AT TULARE COUNTY CLERK</i></p> |

required i) for the Community Plan for Lemon Cove; ii) to approve a Zoning Ordinance amendment to add Lemon Cove to the Mixed Use Overlay zoning district Section 18.9; iii) to approve an amendment to Section 16 of the Zoning Code to allow additional by-right uses; and iv) to approve the Zoning District Map, within the Lemon Cove Urban Development Boundary, under CEQA Sections 1507 through 1573 of the CEQA Guidelines.

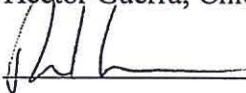
This is to advise that the **TULARE COUNTY BOARD OF SUPERVISORS**, as Lead Agency Responsible Agency, has approved the above-described project on February 25, 2020, and has made the following determinations regarding the above-described project:

1. The project [will will not] have a significant adverse impact on the environment.
2. A Final Environmental Impact Report, Mitigated Negative Declaration, Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation Measures [were were not] made a condition of approval of this project.
4. A Mitigation Monitoring and Reporting Plan [was was not] adopted for this project.
5. A Statement of Overriding Considerations [was was not] adopted for this project.
6. Findings [were were not] made pursuant to the provision of CEQA.

This is to certify that the environmental document and record of project approval is available to the General Public and may be examined at: Tulare County Resource Management Agency, 5961 S Mooney Blvd., Visalia CA 93277.

By: 
Hector Guerra, Chief Environmental Planner

Date: 2.25.20

By: 
Reed Schenke, Director and Environmental Assessment Officer

Date: 2/25/2020

Signed by Lead Agency
 Signed by Applicant

Dept. of Fish & Wildlife Fees Required
 EIR
 M.N.D.
 N.D.

Cc: California. Dept. of Fish & Game, 1416 Ninth St., 12th Floor, Sacramento, CA 95814

Note: Authority cited: Section 21083, Public Resource Code; Reference: Sections 21108, 21152 and 21167, Public Resource Code.