

Notice of Determination

Environmental Document No. 2023-30

To: Office of Planning and Research
PO Box 3044, 1400 Tenth Street, Room 222
Sacramento, CA 95812-3044

From: City of Visalia – Lead Agency
315 E. Acequia Avenue
Visalia, CA 93291
Attn: Josh Dan
Phone: (559) 713-4003
Email: josh.dan@visalia.city

County Clerk
County of Tulare
County Civic Center, Rm 105
Visalia, CA 93291

Subject:

Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

Project Title: Pearl Woods Tentative Subdivision Map No. 5591 and Annexation No. 2022-05

<u>2023050310</u>	<u>City of Visalia/City of Visalia</u>	<u>(559) 713-4359</u>
State Clearinghouse Number	Lead Agency/Approving Agency	Area Code/Telephone/Extension

Project Location: (include county) The project site is located in between South Lovers Lane and Road 148, just south of East Cherry Avenue (APN: 127-030-038), and is located within the City of Visalia situated in Tulare County.

Project Description: The project entails a request to annex and subdivide one parcel measuring 67.7 acres into 273 residential lots and 16 lettered lots for parkway, walls, and landscaping. Upon annexation the area would be zoned R-1-5 (Single Family Residential, 5,000 sq. ft. minimum), Q-P (Quasi-Public) and O-S (Open Space) which is consistent with the General Plan.

Name and Address of Project Applicant: Jared Olsen, Provost and Pritchard Consulting Group, 400 W. Main Street, Ste 300, Visalia, CA 93291; Phone: (559) 636-1166; E-mail: jolsen@ppeng.com

This is to advise that the City Council Planning Commission has approved the above described project on June 12, 2023 and has made the following determinations regarding the above described project:

1. The project will will not have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures (were were not) made a condition of the approval of the project.
4. A mitigation reporting or monitoring 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 provisions of CEQA.

This certifies that the final environmental document with comments, responses, and record of project approval is available to the General Public at the City of Visalia Planning Dept. located at 315 E. Acequia Ave., Visalia.



June 20, 2023

Brandon Smith, AICP
City of Visalia Environmental Coordinator

Date

Date received for filing at OPR: