

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

Project Title: Kings River RV Resort Special Use Permit PSP 20-011

Lead Agency: Tulare County Resource Management Agency Contact: Hector Guerra, Chief Environmental Planner
Mailing Address: 5961 S. Mooney Blvd. Phone: 559-624-7121
City: Visalia Zip: 93277-9394 County: Tulare County

Project Location: County: Tulare City/Nearest Community: Kingsburg (northeast)
Cross Streets: Avenue 308 and Road 64 Zip Code: 93277
Latitude/Longitude: 36 ° 30 ' 56.13 " N / 119 ° 30.56' 56/13 " W Total Acres: ±69
Assessor's Parcel No: 198-060-011 Section: 30 Township: 16S Range: 23 E Base: MDB&M
Within 2 Miles: State Hwy: SR 201, SR 99 Railways: Union Pacific Schools: Goshen Elementary
Airports: Waterways: Kings River

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) Draft EIS Other
 Mit Neg Dec Other: FONSI

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Pre-zone Redevelopment
 General Plan Element Planned Unit Dev. Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Sub.) Other Variance

Development Type:

Residential: Units _____ Acres _____
 Office: Sq. ft. _____ Acres _____ Employees _____
 Commercial: Sq. ft. _____ Acres 27.70 Employees 10
 Industrial: Sq. ft. _____ Acres _____ Employees _____
 Educational: _____
 Recreational: RV Park/Resort
 Water Facilities: Type _____ MGD _____
 Transportation: Type _____
 Mining: Mineral _____
 Power: Type _____ MW
 Waste Treatment: Type _____ MGD
 Hazardous Waste: Type _____
 Other: _____

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archaeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducing
 Coastal Zone Noise Solid/Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: Energy, GHG & Tribal Cultural Resources

Present Land Use/Zoning/General Plan Designation:

Recreational Vehicle Park/ Campground / Resort, in the AE-20 (Exclusive Agricultural – 20 Acre Minimum) and F-1 (Primary Flood Plain) Zones. Per the Kings River Plan, the land use designation is "Public or Private Recreation," with "Resource Conservation" in the floodway.

Project Description: The proposal is the expansion of a Recreation Vehicle Park and an Amendment to Special Use Permit No. PSP 82-014, to improve an RV resort which has existed on the site since 1971. The project would expand from 85 RV and tent spaces to 189 RV spaces, with the new RV spaces on the same footprint as the existing tent spaces. They will add seven new cabins-on-wheels to four existing cabins, upgrade septic systems, utilities and services; add a swimming pool and spa, boat launch, dog park, restroom and laundry buildings, remodel an existing store. Five employees work at the resort year round – three in the office and two in maintenance. The number will increase to between eight and ten at full build-out. Office hours are Monday-Sunday, 9:00AM-5:00PM.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X." If the document has already been sent to the agency, denote that with an "s."

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| <input checked="" type="checkbox"/> Air Resources Board | <input checked="" type="checkbox"/> Office of Emergency Services |
| <input type="checkbox"/> Boating & Waterways, Department of | <input checked="" type="checkbox"/> Office of Historic Preservation |
| <input checked="" type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Office of Public School Construction |
| <input checked="" type="checkbox"/> Caltrans District #6 | <input type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Public Health, Department of |
| <input checked="" type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy | <input checked="" type="checkbox"/> Regional WQCB # 5F |
| <input type="checkbox"/> Coastal Commission | <input checked="" type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> S.F. Bay Conservation & Development Commission |
| <input checked="" type="checkbox"/> Conservation, Department of | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers and Mtns Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> Santa Monica Mountains Conservancy |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input checked="" type="checkbox"/> Fish & Wildlife Region # 4 | <input checked="" type="checkbox"/> SWRCB: Water Quality |
| <input checked="" type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Forestry & Fire Protection, Department of | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> General Services, Department of | <input checked="" type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Health Care Services, Department of | <input checked="" type="checkbox"/> Water Resources, Department of |
| <input checked="" type="checkbox"/> Housing & Community Development | <input type="checkbox"/> Other: <u>U.S. Natural Resources Conservation Service</u> |
| <input type="checkbox"/> Integrated Waste Management Board | <input type="checkbox"/> Other: <u>U.S. Fish and Wildlife Service</u> |
| <input checked="" type="checkbox"/> Native American Heritage Commission | <input type="checkbox"/> Other: <u>U.S. Naval Facilities Engineering Command</u> |
| <input type="checkbox"/> Other: <u>San Joaquin Valley Air Pollution Control District</u> | <input type="checkbox"/> Other: <u>U.S. Army Corps of Engineers</u> |
| <input type="checkbox"/> Other: <u>Tulare County Agricultural Commissioner</u> | <input type="checkbox"/> Other: <u>Tulare County HHS – Environmental Health</u> |
| <input type="checkbox"/> Other: <u>Tulare County Association of Governments</u> | <input type="checkbox"/> Other: <u>Tulare County Local Agency Formation Commission</u> |
| <input type="checkbox"/> Other: <u>Tulare County Farm Bureau</u> | <input type="checkbox"/> Other: <u>Tulare County Resource Management (Fire, Flood/PW)</u> |
| <input type="checkbox"/> Other: <u>Tulare County Fire Warden</u> | <input type="checkbox"/> Other: <u>Tulare County Sheriff's Office</u> |
| <input type="checkbox"/> Other: <u>Tulare County U.C. Cooperative Extension</u> | <input type="checkbox"/> Other: <u>Tulare County Office of Emergency Services</u> |
| <input type="checkbox"/> Other: <u>Tulare County Resources Conservation District</u> | |

Local Public Review Period (to be filled in by lead agency)

Starting Date: August 14, 2020

Ending Date: September 14, 2020

Lead Agency (Complete if applicable):

Consulting Firm: Quad Knopf, Inc., dba QK
 Address: 5080 California Ave., Suite 200
 City/State/Zip: Bakersfield CA 93309
 Contact: Jaymie L. Brauer
 Phone: 661-616-2600

Applicant: Kings River RV Resort LLC.
 Address: 9715 Caminto Mojado
 City/State/Zip: San Diego CA 92131
 Phone: 858-586-9400

Signature of Lead Agency Representative: 
 Hector Guerra, Chief Environmental Planner

Date: 8/14/20

Signature of Lead Agency Representative: 
 Reed Schenke, Director/Environmental Assessment Officer

Date: 8/14/20