

**TULARE COUNTY RESOURCE MANAGEMENT AGENCY
NOTICE OF INTENT TO ADOPT
A MITIGATED NEGATIVE DECLARATION
Swift Homes Subdivision, TSM 20-003**

NOTICE IS HEREBY GIVEN that Tulare County intends to adopt a Mitigated Negative Declaration (MND) for the Swift Homes Subdivision (TSM 20-003) Project. The MND has been approved for public review by the Tulare County Environmental Assessment Officer. Copies are available for review and comment at the Resource Management Agency, Permit Center, 5961 South Mooney Blvd, Visalia, California 93277-9394. Comments and recommendations on the adequacy of the environmental document may be filed at the aforementioned address during the public review period established for the proposed Project.

1. **PROJECT:** Swift Homes Subdivision (TSM 20-003)
 2. **APPLICANT/AGENT:** Greg Nunley
Swift Homes
1969 Hillman St.
Tulare, CA 93724
 3. **LOCATION:** The site is located in the Goshen USGS 7.5 Minute Quadrangle at the northwest corner of Avenue 310 and Road 72, within the Goshen Urban Development Boundary. The site is located on Tulare County APN 075-440-002, and lies within Section 19, Township 18S, Range 24E, MDB&M, within.
 4. **PROJECT DESCRIPTION:** The Applicant proposes development of 206 single-family residential units on an approximately 37-acre site with a density of 5.57 units per acre (based on the gross acreage). The proposed Project also includes open space in the form of a stormwater detention basin and roadways with curbs, gutters, and sidewalks. Residential parcels will be a minimum of 5,000 square feet. The proposed Project will be developed in four (4) phases: Phase 1 = 34 lots; Phase 2 = 49 lots; Phase 3 = 39 lots; and Phase 4 = 84 lots.
 5. **ENVIRONMENTAL DOCUMENT:** The MND can be viewed at the Resource Management Agency office located at the address above, **by appointment only**; or on the County web site at:
<https://tularecounty.ca.gov/rma/index.cfm/planning-building/environmental-planning/mitigated-negative-declarations/swift-homes-subdivision-tsm-20-003/>
- Due to the current COVID-19 situation, no copies of the MND shall be available at any libraries at the moment.**
6. **REVIEW PERIOD:** February 24, 2021 – March 26, 2021, at 5:00 p.m.
 7. **CONTACT FOR MORE INFORMATION:** Hector Guerra, Chief Environmental Planner at (559) 624-7121 or HGuerra@co.tulare.ca.us (**para Español llame Jose Saenz (559) 624-7102**).

The MND has a review period of **30 days**, starting on **Wednesday, February 24, 2021**, and ending on **Friday, March 26, 2021**, which has been approved by the State of California, Office of Planning and Research. Any written comments on the MND should be sent to the Tulare County Resource Management Agency at the address noted above, to the attention of: Hector Guerra, Chief Environmental Planner.

After the close of the public comment review period on the MND established by this notice, this matter will be set for public hearing before the Tulare County Planning Commission. Notice of the date, time and place for such public hearing will be published and/or mailed as provided by law.

Please take notice that - pursuant to Public Resource Code Section 21177, Government Code Section 65009, and other applicable law - if you challenge the proposed action described above in court, then you may be limited to raising only those issues or objections you or someone else raised during the public comment period or the public hearing, or in written correspondence delivered to the Tulare County Resource Management Agency within the review period, or to the Planning Commission during the public hearing.

REED SCHENKE, P.E., ENVIRONMENTAL ASSESSMENT OFFICER