

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: Cordeniz Residential Development Project

Lead Agency: City of Tulare Contact Person: Steven Sopp
 Mailing Address: 411 E. Kern Avenue Phone: 559-684-4216
 City: Tulare Zip: 93274 County: Tulare

Project Location: County: Tulare City/Nearest Community: Tulare
 Cross Streets: Northwest corner of Cartmill Avenue and De La Vina Street Zip Code: 93274

Longitude/Latitude (degrees, minutes and seconds): 36 ° 14 ' 31 " N / 119 ° 19 ' 27 " W Total Acres: 38
 Assessor's Parcel No.: 149-060-005 Section: 25 Twp.: 19S Range: 24E Base: M.D.M&M
 Within 2 Miles: State Hwy #: SR-99, SR-63, & SR-137 Waterways: Miot Ditch; Liberty Ditch; Kaweah Ditch; Tulare Canal; Gallaher Ditch
 Airports: NA Railways: Union Pacific Schools: Liberty; Mission Valley; Kings Valley Academy; Live Oak

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: _____

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: _____

Development Type:

Residential: Units 144 Acres 38 Transportation: Type _____
 Office: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Waste Treatment: Type _____ MGD _____
 Educational: _____ Hazardous Waste: Type _____
 Recreational: Pocket Park 39,847 sq. ft. Other: _____
 Water Facilities: Type _____ MGD _____

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
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____

Present Land Use/Zoning/General Plan Designation:

Agriculture / AE-20 (County) / Low Density Residential (City)

Project Description: (please use a separate page if necessary)

The Project proposes to construct a 144-lot tentative subdivision on approximately 38 acres of undeveloped land. The development would include single story homes of 3 to 4 bedrooms ranging in size from 1,200 to 2,500 square feet with the associated road and utility improvements. The Project site will be annexed into the City and will be pre-zoned as Residential Low Density. Approval of a Tentative Tract Map is also required for the development of the Project. Access to the proposed subdivision will be from Almaden Street and De La Vina Avenue. The Project will connect to the City's water and sewer system.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X". If you have already sent your document to the agency please denote that with an "S".

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| <input checked="" type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input checked="" type="checkbox"/> Pesticide Regulation, Department of |
| <input type="checkbox"/> Caltrans District # _____ | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB # <u>5</u> |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy | <input type="checkbox"/> S.F. Bay Conservation & Development Comm. |
| <input type="checkbox"/> Coastal Commission | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Joaquin River Conservancy |
| <input checked="" type="checkbox"/> Conservation, Department of | <input type="checkbox"/> Santa Monica Mtns. Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Education, Department of | <input checked="" type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region # <u>4</u> | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input checked="" type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Health Services, Department of | <input type="checkbox"/> Other: _____ |
| <input checked="" type="checkbox"/> Housing & Community Development | |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

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

Starting Date March 15, 2022 Ending Date April 15, 2022

Lead Agency (Complete if applicable):

Consulting Firm: <u>QK, Inc.</u>	Applicant: <u>San Joaquin Valle Homes</u>
Address: <u>901 E. Main Street</u>	Address: <u>5607 Ave de los Robles</u>
City/State/Zip: <u>Visalia, CA 93292</u>	City/State/Zip: <u>Visalia, CA 93291</u>
Contact: <u>Jaymie Brauer</u>	Phone: <u>559-732-2660</u>
Phone: <u>661-616-2600</u>	

Signature of Lead Agency Representative:  Date: 3/14/22

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.