

NOTICE OF COMPLETION & ENVIRONMENTAL DOCUMENT TRANSMITTAL

Mail to: State Clearinghouse, PO Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery /Street Address: 1400 Tenth Street, Room 222, Sacramento, CA 95812

SCH #2022080152

Project Title: Vesting Tentative Tract Map No. 6360
Lead Agency: City of Fresno Contact Person: Chris Lang
Mailing Address: 2600 Fresno Street, Room 3043 Phone: (559) 621-8023
City: Fresno Zip: 93721 County: Fresno

Project Location: County: Fresno City/Nearest Community: Fresno
Cross Streets: North Armstrong Avenue and East Clinton Avenue Zip Code: 93727
Lat./Long.: 36 ° 45 ' 57.9925 " N/ 119 ° 40 ' 19.1604 " W Total Acres: 32
Assessor's Parcel No. 574-140-04 and 574-140-05 Section: 27 Twp: 13 Range: 21 Base: _____
Within 2 Miles: State Highway No. SR 180 Waterways Mill No.36 Canal
Airports Fresno Intl Railways _____ Schools Boris Elem., Oraze Elem.

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

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

Development Type
 Residential: Units: 326 Acres: _____ Employees: _____
 Office: Sq. ft. _____ Acres: _____ Employees: _____
 Commercial: Sq. ft. _____ Acres: _____ Employees: _____
 Industrial: Sq. ft. _____ Acres: _____ Employees: _____
 Educational: _____
 Recreational: _____
 Water Facilities: Type: _____ MGD: _____
 Transportation: Type: _____
 Mining: Mineral: _____
 Power: Type: _____ MW: _____
 Waste Treatment: Type: _____ MGD: _____
 Hazardous Waste: Type: _____
 Other: Open Space: 1.098 acres

Project Issues That May Have A Significant Or Potentially Significant Impact:
 Aesthetic/Visual Agricultural Land Air Quality Archaeological/Historical Biological Resources Coastal Zone Drainage/Absorption Economic/Jobs Other: Greenhouse Gas Emissions
 Fiscal Floodplain/Flooding Forest Land/Fire Hazard Geologic/Seismic Minerals Noise Population/Housing Balance Public Services/Facilities
 Recreation/Parks Schools/Universities Septic Systems Sewer Capacity Soil Erosion/Compaction/Grading Solid Waste Toxic/Hazardous Traffic/Circulation
 Vegetation Water Quality Water Supply/Groundwater Wetland/Riparian Wildlife Growth Inducement Land Use Cumulative Effects

PRESENT LAND USE/ZONING/GENERAL PLAN USE DESIGNATION:
The project site is currently undeveloped.
Zoning: RS-3, Residential Single-Family, Low Density
General Plan Land Use Designation: Low Density Residential

PROJECT DESCRIPTION:
The proposed Vesting Tentative Tract Map No. 6360 would construct 326 single-family residences, private streets, communal park space, a 15,207 square-foot pool and recreation area, and supporting landscaping, pedestrian, parking, and public utility uses. Associated entitlements to facilitate development of the proposed project include a Planned Development Permit to allow for modified development standards, a General Plan Amendment (Low Density Residential to Medium Density Residential), and a Rezone from RS-3 to RS-5 (Single Family Residential, Low Density to Single Family Residential, Medium Density). To facilitate the future development of the subject property, the proposed project will also require dedications and/or acquisitions for public street rights-of-way and utility easements, as well as the construction of public facilities and infrastructure in accordance with the standards, specifications, and policies of the City of Fresno.

NOTE: The State Clearinghouse will assign identification numbers for all new projects. If an 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."

<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 Highway Patrol	<input checked="" type="checkbox"/>	Parks & Recreation
<input checked="" type="checkbox"/>	Caltrans District # 6	<input checked="" type="checkbox"/>	Pesticide Regulation, Department of
<input checked="" type="checkbox"/>	Caltrans Division of Aeronautics	<input type="checkbox"/>	Public Utilities Commission
<input type="checkbox"/>	Caltrans Planning (Headquarters)	<input type="checkbox"/>	Reclamation Board
<input type="checkbox"/>	Coachella Valley Mountains Conservancy	<input checked="" type="checkbox"/>	Regional WQCB # 5
<input type="checkbox"/>	Coastal Commission	<input type="checkbox"/>	Resources Agency
<input type="checkbox"/>	Colorado River Board	<input type="checkbox"/>	S.F. Bay Conservation & Development Commission
<input type="checkbox"/>	Conservation, Department of	<input type="checkbox"/>	San Gabriel & Lower Los Angeles River & Mountains 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 checked="" 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 type="checkbox"/>	SWRCB: Water Quality
<input type="checkbox"/>	Food & Agriculture, Department of	<input type="checkbox"/>	SWRCB: Water Rights
<input type="checkbox"/>	Forestry & Fire Protection	<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 Services, Department of	<input checked="" type="checkbox"/>	Water Resources, Department of
<input checked="" type="checkbox"/>	Housing & Community Development		Other: _____
<input type="checkbox"/>	Integrated Waste Management Board		Other: _____
<input checked="" type="checkbox"/>	Native American Heritage Commission		
<input type="checkbox"/>	Office of Emergency Services		

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

Starting Date: February 23, 2024 Ending Date: April 8, 2024

Lead Agency (Complete if Applicable)

Consulting Firm:	<u>LSA Associates, Inc.</u>	Applicant:	<u>Wilson Premier Homes, Inc.</u>
Address:	<u>2565 Alluvial Avenue, Suite 112</u>	Address:	<u>7550 North Palm Avenue, Suite 102</u>
City/State/ZIP:	<u>Clovis, CA 93611</u>	City/State/ZIP:	<u>Fresno, CA 93711</u>
Contact:	<u>Kyle Simpson</u>	Contact:	<u>Jeff Harris</u>
Phone:	<u>(559) 490-1212</u>	Phone:	<u>(209) 224-7550</u>

Signature of Lead Agency Representative:  Date: 2/23/2023

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