

PLEASE POST FOR THIRTY (30) DAYS FROM FILING

NOTICE OF DETERMINATION

DATE RECEIVED FOR FILING:

TO: \_\_\_ Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

FROM: CITY OF FRESNO
Development & Development Dept.
2600 Fresno Street, Room 3043
Fresno, CA 93721-3604

X County Clerk
County of Fresno
2220 Tulare Street
Fresno, CA 93721

SUBJECT: Filing of Notice of Determination in compliance with Section 21152 of the Public Resources Code

PROJECT TITLE:

City of Fresno Environmental Assessment No. P22-04389 and P22-02376 for Plan Amendment Rezone Application No. P22-04389 and Development Permit Application No. P22-02376

State Clearinghouse Number (If subject to Clearinghouse)

Lead Agency Contact Person

Area Code/Telephone

2023060465

City of Fresno
Planning & Development
Dept.
Steven Lieng, Planner II

(559) 621-8007

PROJECT LOCATION:

Plan Amendment Rezone Application No. P22-04389 and Development Permit Application No. P22-02376 pertains to approximately ±4.39 acres of property located on east side of North Armstrong Avenue between East Clinton and East Shields Avenues in the City and County of Fresno, California (APN: 310-250-13).

Site Latitude: 36° 54' 18.4896" N

Site Longitude: 119° 44' 22.6824" W

PROJECT DESCRIPTION:

Development Permit Application No. P22-02376 proposes a 64-unit two story multi-family residential development on ±4.39 acres at a density of 14.57 dwelling units per acre. The multi-family residential development consists of (12) one-bedroom one bath, (32) two-bedroom two bath, and (20) three-bedroom two bath units; including a community building. The applicant also proposes to up zone from RS-1 (Residential Single-Family, Extremely Low Density) to RM-1 (Residential Multi-Family, Medium High Density) zone district in accordance with the Plan Amendment Application. In addition, the project proposes on and off-site improvements including but not limited to one point of ingress and egress; curbs, gutters, and sidewalks; and landscaping.

This is to advise and certify that the City of Fresno, the Lead Agency, approved the environmental finding and assessment prepared for the above-described project on August 10, 2023. The following determinations have been made regarding this 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 Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.  
 A determination of project conformity to the Fresno General Plan Program Environmental Impact Report (City of Fresno PEIR No. SCH No. 2019050005) was made. (Fresno County Clerk File No. E201410000345)
3. Mitigation measures ( were  were not) made a condition of the approval of the project.
4. A statement of Overriding Considerations ( was  was not) adopted for this project.
5. Findings ( were  were not) made pursuant to the provisions of CEQA.

The above-described environmental assessment, together with the full initial study, comments and responses and record of project approval, is available to the general public at the City of Fresno Planning and Development Department, 2600 Fresno Street, Room 3043, Fresno, California 93721-3604 or by contacting Steven Lieng at [Steven.lieng@fresno.gov](mailto:Steven.lieng@fresno.gov).

*Steven Lieng*

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Steven Lieng  
Planner II

8/11/2023

\_\_\_\_\_  
Date

Attachments: Project Vicinity Map

# Exhibit A: Vicinity Map



## Legend

Subject Property

