

CITY OF KINGSBURG

NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION
FOR THE KINGSBURG 13-ACRE PARCEL ANNEXATION PROJECT

NOTICE IS HEREBY GIVEN that the City of Kingsburg (City) plans to adopt a Mitigated Negative Declaration for the Kingsburg 13-Acre Parcel Annexation Project (Project).

The City has proposed the construction of an approximately 18,500 square foot office building on Assessor's Parcel Number (APN) 394-042-04 (Project Site). APN 394-042-04 is approximately 13.18 acres in size and is generally located north of the intersection of Avenue B and Ventura Court in the County of Fresno. The Project site is designated as Highway Commercial under the City's General Plan. In order for the proposed building to be constructed on this site, the City has proposed the annexation and rezoning of APN 394-042-04. In accordance with the site's General Plan Land Use designation, the entire site would be rezoned to the Highway Commercial zone district. Additionally, the City has proposed a Tentative Parcel Map to subdivide the Project site into four smaller parcels. Parcel 1 would be 0.65 acres in size, Parcel 2 would be 2.13 acres in size, Parcel 3 would be 10.3 acres in size, and Parcel 4 would be 0.11 acres in size (total acreages may differ due to rounding). The proposed public facilities office building would be constructed on Parcel 2. Public facilities are an allowed use within the Highway Commercial zone district. Construction activities proposed on the site would be subject to the approval of a Site Plan Review. No development is proposed on Parcel 1, 3, or 4 at this time. Any future development of these parcels would require separate, future environmental analysis. Construction of the Project would involve grading, paving, building construction, and painting. As a part of the Project, Avenue B would be extended, providing access to the Project site.

Pursuant to the California Environmental Quality Act, an Initial Study/Mitigated Negative Declaration has been prepared, describing the degree of potential environmental impacts of the Project. The City has assessed the potential environmental impacts of this Project and has determined that they will be less than significant with mitigation. Copies of the Initial Study and proposed Mitigated Negative Declaration are on file and available for public review upon written notice to 1401 Draper St., Kingsburg, California 93631. The public review period during which the City will receive comments on the proposed Mitigated Negative Declaration will begin on November 15, 2023 and end on December 14, 2023. Comments should be in writing, if possible, and addressed to Holly Owen, Community Development Director, 1401 Draper St., Kingsburg, California 93631, or at howen@cityofkingsburg-ca.gov.