

Notice of Completion & Environmental Document Transmittal

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| SCH # |
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Project Title: Kingsburg 13-Acre Parcel Annexation ProjectLead Agency: City of KingsburgContact Person: Holly OwenMailing Address: 1401 Draper St.Phone: 5598975328City: KingsburgZip: 93631County: Fresno**Project Location:** County: FresnoCity/Nearest Community: KingsburgCross Streets: North of the intersection of Avenue B and Ventura CourtZip Code: 93631Longitude/Latitude (degrees, minutes and seconds): 36 ° 31 ' 22 " N / 119 ° 34 ' 9 " W Total Acres: 13.18Assessor's Parcel No.: 394-042-04Section: 22 Twp.: 16Range: 22Base: MDMBWithin 2 Miles: State Hwy #: 99, 201Waterways: N/AAirports: N/ARailways: Sante Fe RailroadSchools: Kingsburg Unified facilities**Document Type:**CEQA: NOP Draft EIRNEPA: NOIOther: Joint Document Early Cons Supplement/Subsequent EIR EA Final Document Neg Dec

(Prior SCH No.) _____

 Draft EIS Other: _____ Mit Neg Dec

Other: _____

 FONSI**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 _____ Acres _____ Office: Sq.ft. 18500 Acres 2.13 Employees _____ Transportation: Type _____ Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____ Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW Educational: _____ Waste Treatment: Type _____ MGD Recreational: _____ Hazardous Waste: Type _____ Water Facilities: Type _____ MGD _____ Other: _____**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:**Vacant parcel, zoned Exclusive Agriculture (County), planned Highway Commercial**Project Description:** *(please use a separate page if necessary)*

See attached Project Description

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".

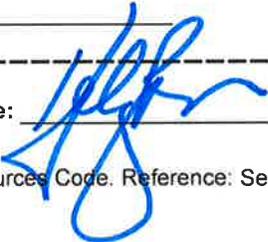
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|---|---|
| <input checked="" type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input 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 type="checkbox"/> Regional WQCB # _____ |
| <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 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 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 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 checked="" type="checkbox"/> Other: <u>San Joaquin Valley Air Pollution Control District</u> |
| <input type="checkbox"/> Health Services, Department of | <input type="checkbox"/> Other: _____ |
| <input 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 11/15/23 Ending Date 12/14/23

Lead Agency (Complete if applicable):

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| Consulting Firm: <u>Provost & Pritchard Consulting Group</u> | Applicant: <u>City of Kingsburg</u> |
| Address: <u>455 W. Fir Avenue</u> | Address: <u>1401 Draper St.</u> |
| City/State/Zip: <u>Clovis, CA 93611</u> | City/State/Zip: <u>Kingsburg, CA 93631</u> |
| Contact: <u>Wyatt Czeshinski</u> | Phone: <u>5598975328</u> |
| Phone: <u>(559) 449-2700</u> | |

Signature of Lead Agency Representative:  Date: 11/14/23

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

Project Description

The City of Kingsburg has proposed the construction of an approximately 18,500 square foot (sqft) office building on 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 of Kingsburg 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 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. Principal deliveries to the Project site would include construction equipment, concrete and asphalt materials, building materials, and any additional hardware required to construct the Project.