



## PLANNING DEPARTMENT

Will Tackett, Community Development Director

### CITY OF MADERA

#### **NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION**

**NOTICE IS HEREBY GIVEN** that the City of Madera (City), as the Lead Agency intends to adopt a Mitigated Negative Declaration (MND) and Mitigation Monitoring and Reporting Program for General Plan Amendment (GPA) No. 2022-08, Specific Plan Amendment (SPA) No. 2022-01 and Rezone (REZ) No. 2022-09 (collectively, the "Project") pertaining to ±2.3 acres of property located on the westerly corner of the intersection of North Schnoor Avenue and Foxglove Way.

GPA 2022-08 and SPA 2022-01 propose to amend the land use designation for the project site from O (Office) to C (Commercial). REZ 2022-09 proposes to rezone the subject property from the PO (Professional Office) zone district to the C1 (Light Commercial) zone district in accordance with GPA 2022-08 and SPA 2022-01. No physical development of the project site is proposed at this time.

Pursuant to the California Environmental Quality Act (CEQA), an Initial Study/MND has been prepared, describing the degree of potential environmental impacts of the proposed Project. The site has been reviewed in accordance with Government Code Section 65962.5 and is not listed as a hazardous waste or materials site. The City has assessed the potential environmental impacts of this Project and has determined that they will be less than significant with mitigation incorporated.

Copies of the Initial Study/MND are available electronically and are on file and available for public review at the City of Madera Planning Department, 205 W. 4<sup>th</sup> Street, Madera, CA 93637. A copy of the Initial Study and proposed Mitigated Negative Declaration can also be found at [www.madera.gov/home/departments/planning/#tr-current-projects-environmental-review-436011](http://www.madera.gov/home/departments/planning/#tr-current-projects-environmental-review-436011).

The public review period during which the City will receive comments on the proposed MND will begin on March 2, 2024 and will end at 5:00 p.m. on March 22, 2024. Comments should be in writing, if possible, and addressed to Will Tackett, Community Development Director at City of Madera Planning Department, 205 W. 4<sup>th</sup> Street, Madera, CA 93637, or at [wtackett@madera.gov](mailto:wtackett@madera.gov). For additional information, please contact Will Tackett Will Tackett, Community Development Director at (559) 661-5451 or via email at [wtackett@madera.gov](mailto:wtackett@madera.gov)

Figure 2-2: Project Vicinity Map

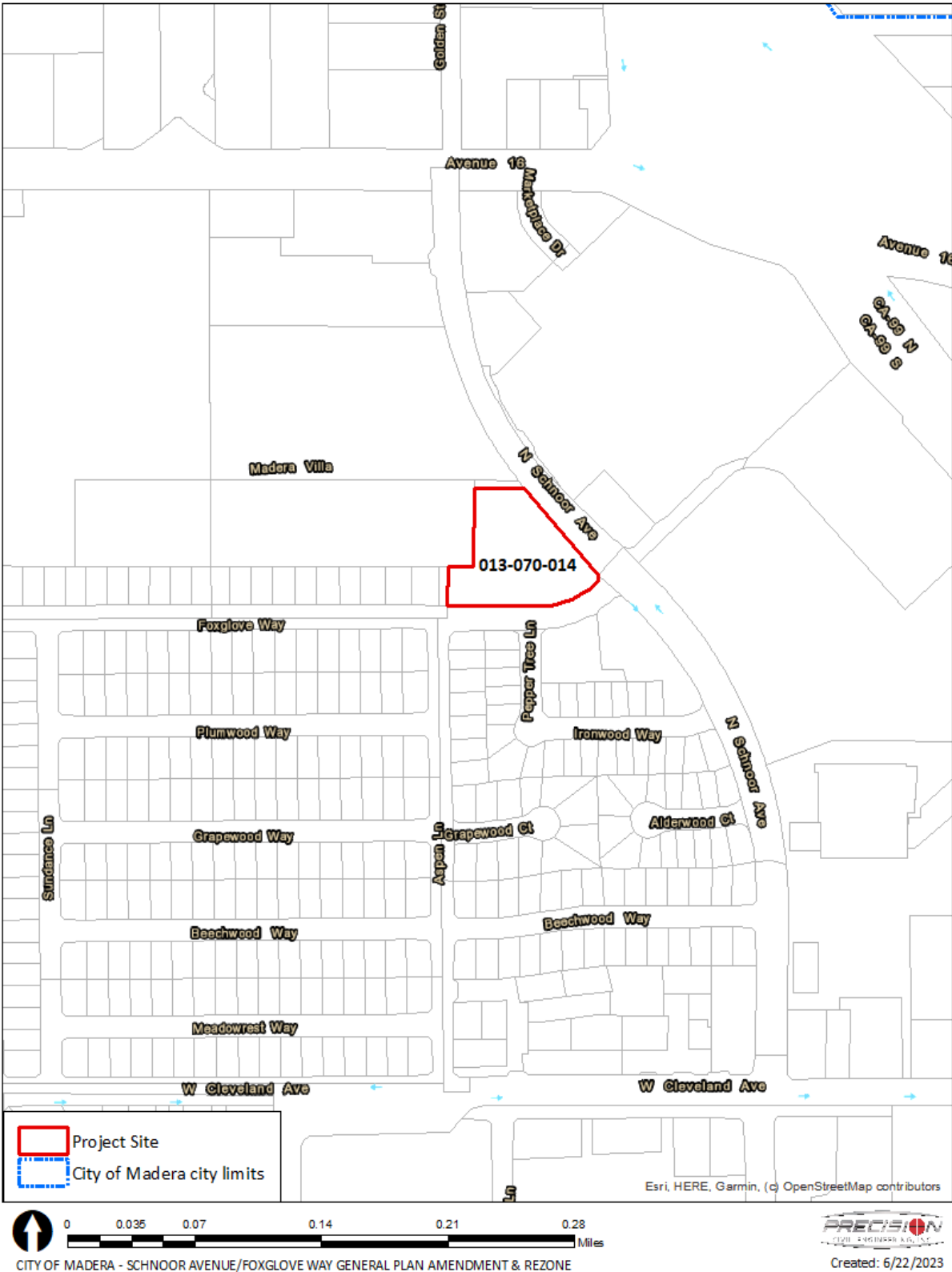


Figure 2-2 Project Vicinity Map