

Notice of Intent to Adopt a Mitigated Negative Declaration/Notice of Availability

Notice is Hereby Given: The City of Tulare is the lead agency on the below-described project and has prepared a Mitigated Negative Declaration for the Cottonwood 3 Subdivision Project. The complete project description, location and the potential environmental effects are contained in the Mitigated Negative Declaration. All environmental impacts were determined to be less than significant with the incorporation of mitigation measures.

Project Title: Cottonwood 3 Subdivision Project

Project Location: The Cottonwood 3 Subdivision Project is to be located on the southeast corner of the Mooney Blvd. and Foster Drive alignments (APN 184-100-008).

Project Description: The Mission Creek Subdivision Project proposes the construction of 86 single family residential units at the southeast corner of Mooney Blvd. and Foster Drive alignments (APN 184-100-008). The project includes a zone amendment to change the current zoning from the R-1-6 (Single-family Residential, 6,000 sq. ft. minimum lot area) zoning designation to the R-1-5 (Single-family Residential, 5,000 sq. ft. minimum lot area). zone. Also included is a 0.39-acre park. The proposed project would result in on-site infrastructure improvements, including improvement of new city streets within the subdivision. Construction is proposed to begin in October 2024 and continue for approximately 24 months.

Document Availability and Public Review Timeline: Due to the time limits mandated by State law, your comments on the Mitigated Negative Declaration must be sent at the earliest possible date *but not later than 30 days* after receipt of this notice. The review period for the Mitigated Negative Declaration will be from May 21, 2024 to June 22, 2024. Copies of the Mitigated Negative Declaration can be reviewed at the City of Tulare, 411 E. Kern Ave., Tulare, CA 93274.

Please send your written comments to Steven Sopp, Principal Planner, by email to ssopp@tulare.ca.gov or by mail to City of Tulare Planning Division, 411 E. Kern Ave., Tulare, CA 93274. Please provide the name for a contact person in your agency or organization.

Planning Commission Consideration: The City of Tulare Planning Commission intends to consider the Mitigated Negative Declaration on:

Date: June 24, 2024
Time: at or after 7:00 p.m.
Location: City of Tulare City Council Chambers
491 N. M Street
Tulare, CA 93274