

NOTICE OF EXEMPTION

To: Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

Tulare County Clerk
Room 105, Courthouse
221 South Mooney Blvd.
Visalia, CA 93291

Lead Agency: Tulare County Resource Management Agency
5961 South Mooney Blvd
Visalia, CA 93277 (559) 624-7000
Attn: gmills@tularecounty.ca.gov and jwillis@tularecounty.ca.gov

FILED TULARE COUNTY
JUN 12 2024
ASSESSOR / CLERK-RECORDER BY:
DATE RECEIVED FOR FILING AT TULARE COUNTY CLERK'S OFFICE

Applicant: Teodo Holdings, LLC
617 W. Tulare Avenue
Visalia, CA 93277 (559) 750-1253

Project Title: Tentative Parcel Map No. PPM 23-027

Project Location - Specific: APN: 261-270-023; The site is located on the south side of River Avenue, approximately 380 feet west of Leggett Street, in Porterville.

Project Location- Section, Township, Range: Section 36, Township 21S, Range 27E

Project Location - City: Porterville, CA Project Location - County: Tulare (unincorporated area)

Description of Nature, Purpose, and Beneficiaries of Project: This project is a Tentative Parcel Map No. PPM 23-027 to divide one 331,972 sq. ft. parcel into two parcels: Parcel 1= 15,500 sq. ft. and Parcel 2= 316,364 sq. ft. in the C-3-SR (Service Commercial – Site Plan Review) Zone.

Exempt Status: (check one)

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Common Sense Rule: CEQA guidelines 15061(b)(3)
- Categorical Exemption: Section 15315, Class 15 pertaining to Minor Land Divisions in urbanized areas.
- Statutory Exemptions:

Reasons why project is exempt: The project consists of the subject site being divided into two parcels, with an existing residence (single-family dwelling) on Proposed Parcel 1 and both proposed parcels have access to a public road. Therefore, the application of CEQA Section 15315 is applicable and appropriate for this project.

Name of Public Agency Approving Project: Tulare County Resource Management Agency

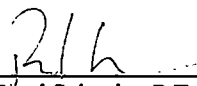
Project Planner/Representative: Frances T. Garcia

Telephone: (559) 624-7000

Signature: 
Gary A. Mills

Date: 6/12/2024

Title: Chief Environmental Planner

Signature: 
Reed Schenke, P.E.

Date: 6/12/24

Title: Environmental Assessment Officer
RMA Director

Signed by Lead Agency

Date submitted to the OPR/SCH: _____