

# 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: County of Tulare c/o Resource Management Agency  
5961 S. Mooney Blvd.  
Visalia, CA 93277 (559) 624-7000  
Attn: [g Mills@tularecounty.ca.gov](mailto:g Mills@tularecounty.ca.gov) and [jwillis@tularecounty.ca.gov](mailto:jwillis@tularecounty.ca.gov)

<b>FILED TULARE COUNTY</b>
SEP 10 2024
ASSESSOR / CLERK-RECORDER BY:
DATE RECEIVED FOR FILING AT TULARE COUNTY CLERK'S OFFICE

Applicant(s): Freddie Espinoza  
200 New Stine Road Suite 220  
Bakersfield, CA 93309 661-364-7188

Project Title: Tentative Parcel Map No., PPM 24-015 – Espinoza  
Project Location - Specific: On the east side of Road 272 and approximately 1322 feet south of Avenue 96, south of Porterville, (APN: 323-151-013)  
Project Location- Section, Township, Range: Section 4, Township 23S, Range 28E  
Project Location - City: N/A Project Location - County: Tulare

Description of Nature, Purpose, and Beneficiaries of Project: Tentative Parcel Map No. PPM 24-015 to create two (2) financing parcels from one (1) 10.72-acre parcel and one (1) 10.74-acre parcel: Proposed Parcel 1A = 1.0 acres, Proposed Parcel 1 = 9.72-acres, Proposed Parcel 2A = 1.0 acres, and Proposed Parcel 2 = 9.74-acres, with a final map waiver, on property located in the AE-10 zone. The beneficiary of the project is the Applicant.


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: CEQA Guidelines Class 3 pertaining to New Construction or Conversion of Small Structures
- Statutory Exemptions: CEQA Guidelines

Reasons why project is exempt: Project is categorically exempt, consistent with the California Environmental Quality Act of 1970 (CEQA) and the State CEQA Guidelines, pursuant to Title 14, Cal. Code Regulations Section 15303 New Construction. The use of Section 15303 is applicable and appropriate as the intent of the project is to divide a parcel in order to finance a new residence. In accordance with Section 8.55.D of the Tulare County Zoning Ordinance, division of land is permissible in the AE-10 Zone. Therefore, the lead agency concludes that the proposed project fits under the exemption as the project is consistent with the Tulare County Zoning Ordinance and applicable General Plan Policies.

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

Project Planner/Representative: Russell Kashiwa Telephone: (559) 624-7110

Signature:  Date: 8/28/2024 Title: Chief Environmental Planner  
Gary A. Mills

Signature:  Date: 8/28/24 Title: Environmental Assessment Officer  
Reed Schenke, P.E. RMA Director

Signed by Lead Agency Date submitted to the OPR/SCH: \_\_\_\_\_