

# Notice of Exemption

To:  Office of Planning and Research  
P.O. Box 3044, Room 113  
Sacramento, CA 95812-3044

From: San Bernardino County  
Land Use Services Department  
Planning Division  
385 North Arrowhead Avenue, First Floor  
San Bernardino, CA 92415-0187

Clerk of the Board of Supervisors  
County of San Bernardino  
385 North Arrowhead Avenue, Second Floor  
San Bernardino, CA 92415-0130

## Project Description

## Applicant

<b>PROJECT TITLE:</b>	Tentative Parcel Map 20705
<b>APN:</b>	3097-171-03-0000
<b>APPLICANT:</b>	High Desert Mapping
<b>PROPOSAL:</b>	Tentative Parcel Map 20705 to subdivide 40.38 gross acres into four (4) parcels 2.53 gross acres each with a remainder parcel of approximately 30.27 gross acres in the Phelan/Rural Living Land Use Category and Zoning District.
<b>PROJECT #:</b>	PROJ-2023-00011
<b>COMMUNITY:</b>	Phelan
<b>LOCATION:</b>	0 La Mesa Rd, Phelan, CA 92371 (north of Nyack Rd, west of Sonora Rd)

High Desert Mapping  
Name

16704 Neenach Road  
Address

Apple Valley, CA 92307

(760) 508-8555  
Phone

## Representative

High Desert Mapping  
Name

16704 Neenach Road  
Address

Apple Valley, CA 92307

(760) 508-8555  
Phone


Maryn Wells, Planner III  
Lead Agency Contact Person

(909) 387-4738  
Area Code/Telephone Number

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)];
- Categorical Exemption. State type and section number: 15183 Consistent with Zoning
- Statutory Exemptions. State code number: \_\_\_\_\_
- Other Exemption: \_\_\_\_\_

Reasons why project is exempt: The project is exempt pursuant to CEQA Guidelines Section 15183 Consistent with a Community plan or Zoning for which an EIR (SCH #2017101033) was certified. The parcels created by this subdivision meet the minimum standards for the Rural Living (RL) zone and follow a similar development pattern as the surrounding parcels with the same zoning. Onsite western Joshua trees are protected in place by a 40-foot buffer, and the onsite drainage course is protected by a San Bernardino County 100-foot-wide drainage easement.

 \_\_\_\_\_ Planner III 03/27/2025  
Signature Title Date

Signed by Lead Agency  Signed by Applicant  
Date received for filing at OPR: \_\_\_\_\_