

File original and one copy with: Fresno County Clerk 2221 Kern Street Fresno, California 93721		Space Below For County Clerk Only. CLK-2046.00 E04-73 R00-00	
Agency File No: IS 8517	LOCAL AGENCY PROPOSED MITIGATED NEGATIVE DECLARATION		County Clerk File No: E-
Responsible Agency (Name): Fresno County	Address (Street and P.O. Box): 2220 Tulare St. Sixth Floor	City: Fresno	Zip Code: 93721
Agency Contact Person (Name and Title): Jeremy Shaw, Planner	Area Code: 559	Telephone Number: 600-4207	Extension: N/A
Project Applicant/Sponsor (Name): Gurjant Singh Khosa	Project Title: Initial Study No. 8517, Unclassified Conditional Use Permit No. 3778, Variance No. 4158		
Project Description: Allow a wedding venue and concurrent Variance to create a five-acre parcel (vacant) and a 5.39-acre parcel (event venue) from an existing 10.39-acre parcel in the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District.			
Justification for Negative Declaration: Based upon the Initial Study prepared for 8517 and Unclassified Conditional Use Permit No. 3778, staff has concluded that the project will not/will have a significant effect on the environment. It has been determined that there would be no impacts to Hydrology, Land Use Planning, Mineral Resources, Population and Housing, Public Services, Recreation, Transportation, and Utilities and Service Systems. Potential impacts related to Aesthetics, Agricultural and Forestry, Biological Resources, Energy, Geology and Soils, Green House Gas Emissions, Hazards and Hazardous Materials, Wildfire, and Mandatory Findings of Significance have been determined to be less than significant. Potential impacts relating to Cultural/Tribal Cultural Resources, Noise and Transportation have been determined to be less than significant with mitigation incorporated.			
FINDING: The proposed project will not have a significant impact on the environment.			
Newspaper and Date of Publication: Fresno Business Journal – April 30, 2025		Review Date Deadline: Planning Commission – June 12, 2025	
Date:	Type or Print Signature: David Randall Senior Planner	Submitted by (Signature): Jeremy Shaw Planner	

State 15083, 15085

County Clerk File No.:

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