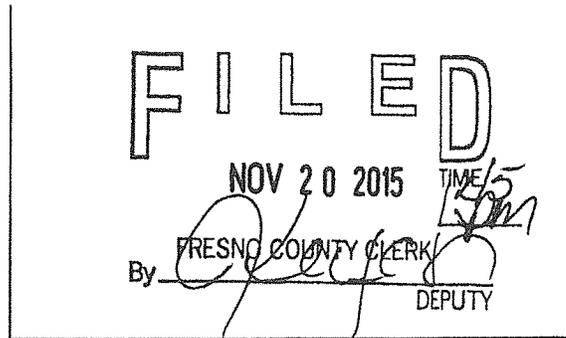




City of Clovis
 Department of Planning and
 Development Services
 CITY HALL · 1033 FIFTH STREET
 CLOVIS, CA 93612



For County Clerk Stamp

NOTICE OF DETERMINATION

E201510000223

County Clerk
 P.O. Box 1628
 Fresno, CA 93717

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

Project Title or File No.: R2015-05, R2008-07A, TM6064, RO290

Environmental Assessment No.:

SCH No.:

Lead Agency: City of Clovis is the Lead Agency for this project.

Project Location: Southwest of Barstow and Leonard Avenues, in the County of Fresno.

Project Description:

1. Consider various items associated with 33 acres of property located at the southwest corner of Barstow and Leonard Avenues. Joe and Nellie Rodriguez, Donald and Deena Diboll, Nolon M. III and Joanne Doss, and Walter and Judith Reinhardt, Leo and Ann Lewis Trustees, Daniel and Laurie Pessano, Patricia King Trustee, owners; Great Big Land, LP, applicant, Harbour and Associates, Representative.
 - a. **R2015-05**, A request to prezone approximately six acres of property located near the southwest corner of Barstow and Leonard Avenues from the County AE-20 Zone District to the R-2 and R-3 Zone Districts.
 - b. **R2008-07A**, A request to amend the Loma Vista Community Centers North and South Master Plan to include additional properties and permit an alternative single-family housing product within the High Density Residential area near the southwest corner of Barstow and Leonard Avenues.
 - a. **TM6064**, A request to approve a vesting tentative tract map for a 250 lot single-family residential development with a minimum lot size of 2,000 square feet on approximately 27 acres located near the southwest corner of Barstow and Leonard Avenues.
 - b. **RO290**, A resolution of application for the annexation of the Territory known as the Barstow-Leonard Southwest Reorganization.

City Action: This is to advise that on November 16, 2015, the City Council approved the above described Project and made the following determinations:

1. The Project will not have a potentially significant effect on the environment.
2. A Mitigated Negative Declaration was prepared for the Project pursuant to the provisions of CEQA and adopted by the City Council.
3. Mitigation Measures were made a condition of approval of the Project.
4. A Mitigation Monitoring Plan was prepared for this Project.
6. Findings were made pursuant to the provisions of CEQA.

This is to certify that the Mitigated Negative Declaration and record of Project approvals is available to the general public for review at the Clovis Planning and Development Services Department at the address listed above.

Contact Person: Bryan Araki, Acting Deputy City Planner

Phone: (559) 324-2346

Signature:

E201510000223

Date: November 16, 2015



**City of Clovis
Planning and Development
Services
1033 Fifth Street
Clovis CA 93612**

FILED
SEP 28 2015
TIME 10:14 AM
FRESNO COUNTY CLERK
By *Victoria Villalobos*

For County Clerk Stamp

DRAFT MITIGATED NEGATIVE DECLARATION

E201510000223

Proposed: September 28, 2015
Filed with: Fresno County Clerk
Agency File No: R2015-05, R2008-07A, TM6064, RO290

Finding: The City of Clovis has determined that the project described below will not have a significant effect on the environment and therefore the preparation of an Environmental Impact Report is not required.

Lead Agency: City of Clovis is the Lead Agency for this project.

Project Title: Prezone R2015-05, Rezone R2008-07A, Vesting Tentative Tract Map TM6064, and Reorganization RO290.

Project Location: Southwest corner of Barstow and Leonard Avenues in the Fresno County.

Project Description:

1. Consider various items associated with 33 acres of property located at the southwest corner of Barstow and Leonard Avenues. Joe and Nellie Rodriguez, Donald and Deena Diboll, Nolon M. III and Joanne Doss, and Walter and Judith Reinhardt, Leo and Ann Lewis Trustees, Daniel and Laurie Pessano, Patricia King Trustee, owners; Great Big Land, LP, applicant, Harbour and Associates, Representative.
 - a. Consider Approval, Res. 15-___, **R2015-05**, A request to prezone approximately six acres of property located near the southwest corner of Barstow and Leonard Avenues from the County AE-20 Zone District to the R-2 and R-3 Zone Districts.
 - b. Consider Approval, Res. 15-___, **R2008-07A**, A request to amend the Loma Vista Community Centers North and South Master Plan to include additional properties and permit an alternative single-family housing product within the High Density Residential area near the southwest corner of Barstow and Leonard Avenues.
 - a. Consider Approval, Res. 15-___, **TM6064**, A request to approve a vesting tentative tract map for a 250 lot single-family residential development with a minimum lot size of 2,000 square feet on approximately 27 acres located near the southwest corner of Barstow and Leonard Avenues.
 - b. Consider Approval, Res. 15-___, **RO290**, A resolution of application for the annexation of the Territory known as the Barstow-Leonard Southwest Reorganization.

Environmental Assessment: The Initial Study for this project is available for review at the City of Clovis, Planning and Development Services Department, 1033 Fifth Street, Clovis, CA.

Justification for Mitigated Negative Declaration: The City of Clovis has completed the preparation of an Initial Study for the project described above. The Initial Study did not identify any potentially significant environmental effects that would result from the proposed activity. Accordingly, approval of a Mitigated Negative Declaration for the project is recommended. The City finds that the proposed activity can be adequately served by City public services. It will not have a negative aesthetic effect, will not affect any rare or endangered species of plant or animal or the habitat of such species, nor interfere with the movement of any resident or migratory fish or wildlife species. It will not adversely affect water quality, contaminate public water supplies, or cause substantial flooding, erosion, or siltation. It will not have a significant effect on air quality, climate change, transportation or circulation systems, noise, light and glare, and land use. No significant cumulative impacts will occur from this project.

Contact Person: Bryan Araki, Acting Deputy City Planner

Phone: (559) 324-2346

Signature: *Bryan Araki*

Date: September 28, 2015

E201510000223