



State of California - Department of Fish and Wildlife  
**2025 ENVIRONMENTAL DOCUMENT FILING FEE**  
**CASH RECEIPT**  
DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

RECEIPT NUMBER:

**E202310000112**

STATE CLEARINGHOUSE NUMBER (if applicable)

**2021110053**

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

|                                    |                   |            |
|------------------------------------|-------------------|------------|
| LEAD AGENCY                        | LEAD AGENCY EMAIL | DATE       |
| CITY OF FOWLER                     | EXT. 103          | 08/11/2025 |
| COUNTY/STATE AGENCY OF FILING      | DOCUMENT NUMBER   |            |
| FRESNO COUNTY                      | E202310000112     |            |
| PROJECT TITLE                      |                   |            |
| TENTATIVE SUBDIVISION MAP NO. 6501 |                   |            |

|                           |                         |                |
|---------------------------|-------------------------|----------------|
| PROJECT APPLICANT NAME    | PROJECT APPLICANT EMAIL | PHONE NUMBER   |
| CITY OF FOWLER            | EXT. 103                | (559) 834-3113 |
| PROJECT APPLICANT ADDRESS | CITY                    | STATE          |
| 128 SOUTH 5TH STREET      | FOWLER                  | CA             |
|                           |                         | ZIP CODE       |
|                           |                         | 93625          |

PROJECT APPLICANT (Check appropriate box)

☒ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☐ Private Entity

CHECK APPLICABLE FEES:

|                                                                                                     |            |    |      |
|-----------------------------------------------------------------------------------------------------|------------|----|------|
| <input type="checkbox"/> Environmental Impact Report (EIR)                                          | \$4,123.50 | \$ | 0.00 |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)                                   | \$2,968.75 | \$ | 0.00 |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,401.75 | \$ | 0.00 |

☐ Exempt from fee

☐ Notice of Exemption (attach)

☐ CDFW No Effect Determination (attach)

☒ Fee previously paid (attach previously issued cash receipt copy)

|                                                                                                             |          |    |       |
|-------------------------------------------------------------------------------------------------------------|----------|----|-------|
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | 0.00  |
| <input checked="" type="checkbox"/> County documentary handling fee                                         | \$50.00  | \$ | 50.00 |
| <input type="checkbox"/> Other                                                                              |          | \$ | 0.00  |

PAYMENT METHOD:

☐ Cash ☒ Credit ☐ Check ☐ Other

TOTAL RECEIVED \$ **50.00**

SIGNATURE

AGENCY OF FILING PRINTED NAME AND TITLE

Cierra Loera Deputy Clerk

County of Fresno  
Clerk's Office  
James A. Kus

Elections Department  
(559) 600-8683

Clerk Services Department  
(559) 600-2575

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Finalization 2025015669

8/11/2025 04:23 PM

CCR572887 Cloera

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| Description | Fee |
|-------------|-----|
|-------------|-----|

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|                        |  |
|------------------------|--|
| EIR Administrative Fee |  |
|------------------------|--|

Time Recorded: 4:23 PM

Recording Fee: \$50.00

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|                  |         |
|------------------|---------|
| Total Amount Due | \$50.00 |
|------------------|---------|

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Total Paid

|             |         |
|-------------|---------|
| Credit Card | \$50.00 |
|-------------|---------|

#322614675

|            |        |
|------------|--------|
| Amount Due | \$0.00 |
|------------|--------|

*2023/08/11/2*

THANK YOU  
PLEASE KEEP FOR REFERENCE

E202310000112

**Notice of Determination**

To: ☐ Office of Planning and Research  
PO Box 3044, 1400 Tenth Street, Room 222  
Sacramento, CA 95812-3044

☒ County Clerk  
County of Fresno  
2220 Tulare Street  
Fresno, CA 93721

From: City of Fowler – Lead Agency  
128 S. 5th Street  
Fowler, CA 93625  
Contact: Dawn E. Marple  
Phone: (559) 834-3113  
Email: [dmarple@ppeng.com](mailto:dmarple@ppeng.com)

**Subject:**

**Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.**

**Project Title:** Tentative Subdivision Map No. 6501

**Project Applicant:** Tyler Shegerian, Fowler 96, LLC,

**Applicant Contact:** Phone – (559) 978-5333 Address – 8050 North Palm Ave, Ste 100, Fresno, CA 93711

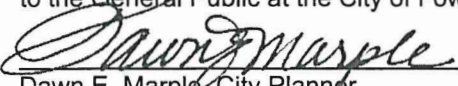
**Project Location:** (include county) The project site is located on the north side of West South Avenue between South Sunnyside Avenue and South Clovis Avenue (Assessor's Parcel Number [APN] 343-040-26).

**Project Description:** Tentative Subdivision Map No. 6501 is a tentative subdivision map which proposes to subdivide an approximately 19.86-acre parcel located on the north side of West South Avenue between South Sunnyside Avenue and South Clovis Avenue (Assessor's Parcel Number [APN] 343-040-26) into 103 single-family residential lots. The project application also requests the approval of a Planned Development via a Conditional Use Permit to allow flexibility within the development standards for the project. Additionally, the project requests the City Council initiate the annexation of the site into the City of Fowler and rezoning the site R-1-7/PD-2 (Medium Low Density Residential/Planned Development; with an implementing zone district of R-2/PD-2 [Medium Low Density Residential/Planned Development]). R-1-7/PD-2 would be consistent with the underlying General Plan land use designation of Medium Low Density Residential. The project would also annex and prezone the adjacent City owned property (APN 343-040-92T) and the Fowler Unified School District owned property (APN 343-040-89T) to create logical boundaries and prevent the creation of zoning islands. The City owned property would be prezoned RCO (Resource Conservation, Public Use, and Open Space; with an implementing zone district of O [Open Space]), while the Fowler Unified School District property would be prezoned PF (Public Facilities), both of which are consistent with the underlying General Plan land use designation of Public Facilities. The City Council will also consider finding that the project is consistent with the City's General Plan and General Plan Environmental Impact Report under California Environmental Quality Act Guidelines Section 15183.

This is to advise that the City Council, has approved the above-mentioned General Plan EIR on April 18, 2023, and has made the following determinations regarding the above-described project:

1. The project ☒will ☐will not have a significant effect on the environment.
2. ☒ An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.  
☐ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures (☒were ☐were not) made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan (☒was ☐was not) adopted for this project.
5. A Statement of Overriding Considerations (☒was ☐was not) adopted for this project.
6. Findings (☒were ☐were not) made pursuant to the provisions of CEQA.

This certifies that the final environmental document with comments, responses, and record of project approval is available to the General Public at the City of Fowler located at 128 S. 5th Street, Fowler, CA, 93625.

  
Dawn E. Marple, City Planner  
City of Fowler

August 5, 2025  
Date

**FILED**

AUG 11 2025

TIME

4:24pm

Date received for filing at OPR: \_\_\_\_\_

Authority Cited: Sections 21083, Public Resources Code  
Reference Section 21000-21174; Public Resources Code

FRESNO COUNTY CLERK  
By  DEPUTY



State of California - Department of Fish and Wildlife  
**2023 ENVIRONMENTAL DOCUMENT FILING FEE  
CASH RECEIPT**  
DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a

RECEIPT NUMBER:

E202310000112

STATE CLEARINGHOUSE NUMBER (if applicable)

2021110053

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

|                                                                    |                   |            |
|--------------------------------------------------------------------|-------------------|------------|
| LEAD AGENCY                                                        | LEAD AGENCY EMAIL | DATE       |
| CITY OF FOWLER                                                     | EXT. 103          | 04/19/2023 |
| COUNTY/STATE AGENCY OF FILING                                      | DOCUMENT NUMBER   |            |
| FRESNO COUNTY                                                      | E202310000112     |            |
| PROJECT TITLE                                                      |                   |            |
| CITY OF FOWLER 2040 GENERAL PLAN FINAL ENVIRONMENTAL IMPACT REPORT |                   |            |

|                                                         |                                          |                                                 |
|---------------------------------------------------------|------------------------------------------|-------------------------------------------------|
| PROJECT APPLICANT NAME                                  | PROJECT APPLICANT EMAIL                  | PHONE NUMBER                                    |
| CITY OF FOWLER                                          | EXT. 103                                 | (559) 834-3113                                  |
| PROJECT APPLICANT ADDRESS                               | CITY                                     | STATE                                           |
| 128 SOUTH 5TH STREET                                    | FOWLER                                   | CA                                              |
|                                                         |                                          | ZIP CODE                                        |
|                                                         |                                          | 93625                                           |
| PROJECT APPLICANT (Check appropriate box)               |                                          |                                                 |
| <input checked="" type="checkbox"/> Local Public Agency | <input type="checkbox"/> School District | <input type="checkbox"/> Other Special District |
| <input type="checkbox"/> State Agency                   | <input type="checkbox"/> Private Entity  |                                                 |

CHECK APPLICABLE FEES:

|                                                                                                             |            |    |          |
|-------------------------------------------------------------------------------------------------------------|------------|----|----------|
| <input checked="" type="checkbox"/> Environmental Impact Report (EIR)                                       | \$3,839.25 | \$ | 3,839.25 |
| <input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)                                | \$2,764.00 | \$ | 0.00     |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW         | \$1,305.25 | \$ | 0.00     |
| <input type="checkbox"/> Exempt from fee                                                                    |            |    |          |
| <input type="checkbox"/> Notice of Exemption (attach)                                                       |            |    |          |
| <input type="checkbox"/> CDFW No Effect Determination (attach)                                              |            |    |          |
| <input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)                   |            |    |          |
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00   | \$ | 0.00     |
| <input checked="" type="checkbox"/> County documentary handling fee                                         | \$50.00    | \$ | 50.00    |
| <input type="checkbox"/> Other                                                                              |            | \$ | 0.00     |

PAYMENT METHOD:

☐ Cash ☐ Credit ☒ Check ☐ Other 041153 TOTAL RECEIVED \$ 3,889.25

|                                |                                         |
|--------------------------------|-----------------------------------------|
| SIGNATURE <i>Cyan Edmisten</i> | AGENCY OF FILING PRINTED NAME AND TITLE |
| X Cyan Edmisten                | Cyan Edmisten Deputy Clerk              |

County of Fresno  
Clerk's Office  
James A. Kus

Elections Department  
(559) 600-8683

Clerk Services Department  
(559) 600-2575

Finalization 2023007997  
4/19/2023 12:20 PM  
CCR572471 Cedmisten

| Description      | Fee |
|------------------|-----|
| EIR - Filing EIR |     |

Time Recorded: 12:20 PM  
Recording Fee: \$3,839.25

Total Amount Due \$3,839.25

Total Paid

Check Tendered \$3,839.2  
#041153

Amount Due \$0.00

E2023100000112

THANK YOU  
PLEASE KEEP FOR REFERENCE

County of Fresno  
Clerk's Office  
James A. Kus

Elections Department  
(559) 600-8683

Clerk Services Department  
(559) 600-2575

Finalization 2023007998  
4/19/2023 12:20 PM  
CCR572471 Cedmisten

| Description             | Fee     |
|-------------------------|---------|
| EIR Administrative Fee  |         |
| Time Recorded: 12:20 PM |         |
| Recording Fee:          | \$50.00 |
| Total Amount Due        | \$50.00 |
| Total Paid              |         |
| Check Tendered          | \$50.00 |
| #041153                 |         |
| Amount Due              | \$0.00  |

E202310000112

THANK YOU  
PLEASE KEEP FOR REFERENCE