



NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

This notice is to inform the public and interested agencies that in accordance with the California Environmental Quality Act (CEQA), the City of Bakersfield is circulating an Initial Study/Mitigated Negative Declaration (MND) for public comment for the following project:

Mitigated Negative Declaration for General Plan Amendment/Zone Change No. 24-0372: LAV//Pinnacle Consulting & Engineering (applicant), on behalf of the Giminiani Fred Living Trust (property owner), is requesting the adoption of a Mitigated Negative Declaration to bring the parcel into commercial consistency on approximately 2.63 acres, located at northwest corner of Taft Highway and Michele Street (Ward 7).

Public Review Period: The 30-day public review period for the Initial Study/MND is from December 30, 2024, to January 28, 2025.

All written comments must be received by the Bakersfield Planning Division no later than 5:00 p.m. on Tuesday, January 28, 2025. Written comments may be sent or emailed to:

Yazid Alawgarey | Assistant Planner
1715 Chester Avenue, Bakersfield, CA 93301
yalawgarey@bakersfieldcity.us

Document Availability: You may review and/or obtain copies of all public documents at the Development Services Department. The proposed Mitigated Negative Declaration is also available at the following website:

<https://www.bakersfieldcity.us/279/Environmental-Documents>

Public Hearing: The date, time, and place of future public hearings will be appropriately notified per City and CEQA requirements.

If you have any questions, please contact Yazid Alawgarey (Assistant Planner) at 661-326-3191 (phone) or yalawgarey@bakersfieldcity.us (email).

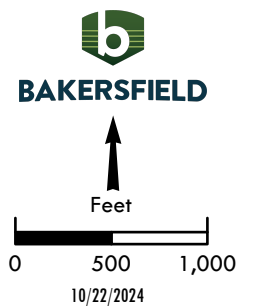
Roque Nino
Principal Planner

General Plan Amendment/Zone Change 24-0372

CITY OF BAKERSFIELD



AERIAL



General Plan Amendment/Zone Change 24-0372

CITY OF BAKERSFIELD

GPA/ZC 24-0372
Zone Change
From: A
To: C-2

GPA/ZC 24-0372
Land Use Change
From: SR
To: GC

Zoning

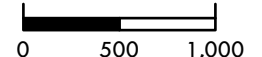
R-1 One Family Dwelling
6,000 sq.ft. min lot size
R-1-4.5 One Family Dwelling
4,500 sq.ft. min lot size
E Estate
10,000 sq.ft. min lot size
R-S Residential Suburban
24,000 sq.ft./dwelling unit
R-S- () Residential Suburban
1, 2.5, 5 or 10 min lot size
R-2 Limited Multiple Family Dwelling
4,500 sq.ft. min lot size (single family)
6,000 sq.ft. min lot size (multifamily)
2,500 sq.ft. lot area/dwelling unit
R-3 Multiple Family Dwelling
6,000 sq.ft. min lot size
1,250 sq.ft. lot area/dwelling unit
R-4 High Density Multiple Family Dwelling
6,000 sq.ft. min lot size
600 sq.ft. lot area/dwelling unit
R-H Residential Holding
20 acre min lot size
A Agriculture
6,000 sq.ft. min lot size
A-20A Agriculture
20 acre min lot size
A-WR Agriculture-Water Recharge
Combining
PUD Planned Unit Development
TT Travel Trailer Park
MH Mobilehome
C-O Professional & Administrative Office
C-1 Neighborhood Commercial
C-2 Regional Commercial
C-C Commercial Center
C-B Central Business
PCD Planned Commercial Development
M-1 Light Manufacturing
M-2 General Manufacturing
M-3 Heavy Industrial
P Automobile Parking
RE Recreation
Ch Church Overlay
OS Open Space
HOSP Hospital Overlay
AD Architectural Design Overlay
FP-P Floodplain Primary
FP-S Floodplain Secondary
AA Airport Approach
DI Drilling Island
PE Petroleum Extraction Combining
SC Senior Citizen Overlay
HD Hillside Development Combining
WM West Ming Specific Plan



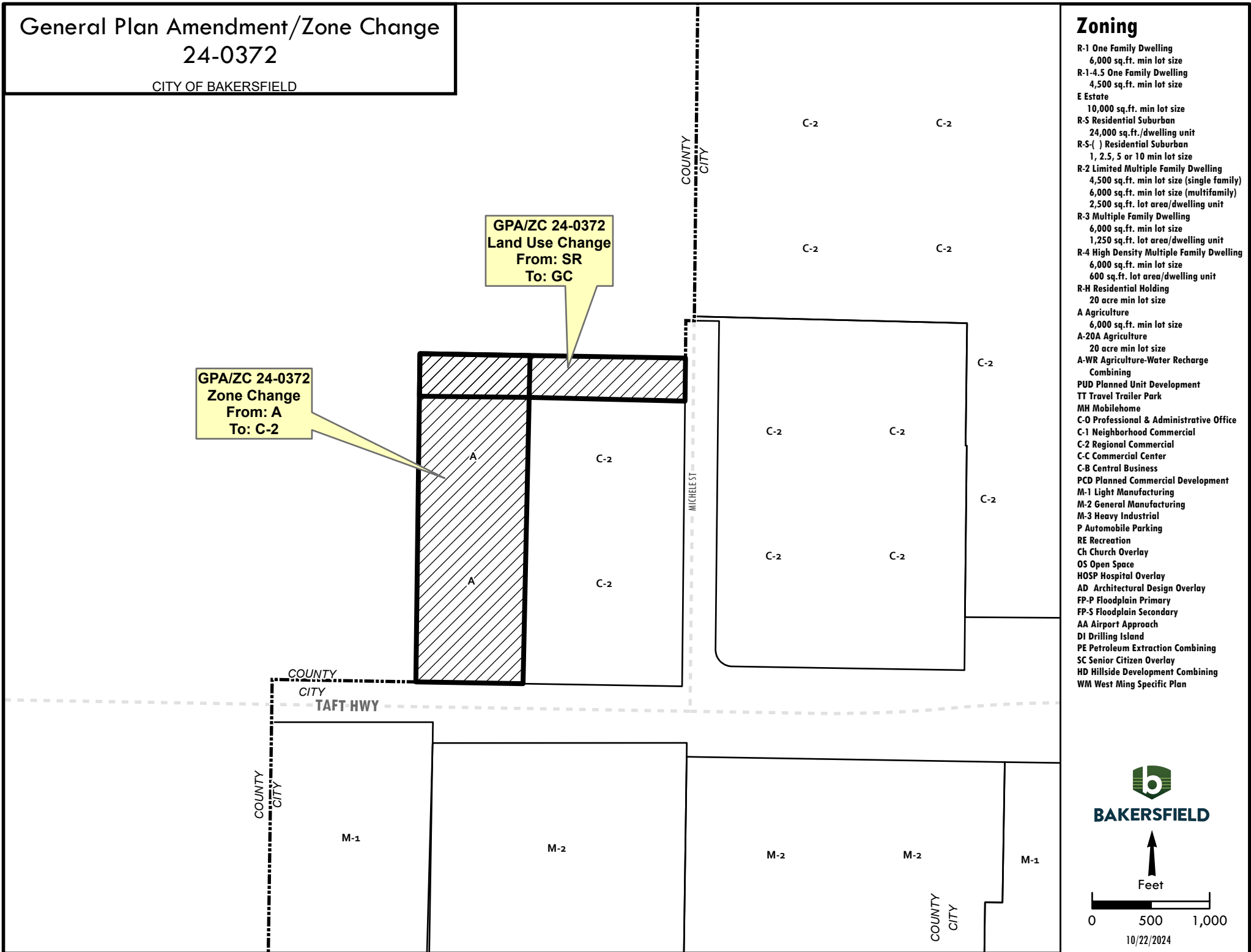
BAKERSFIELD



Feet

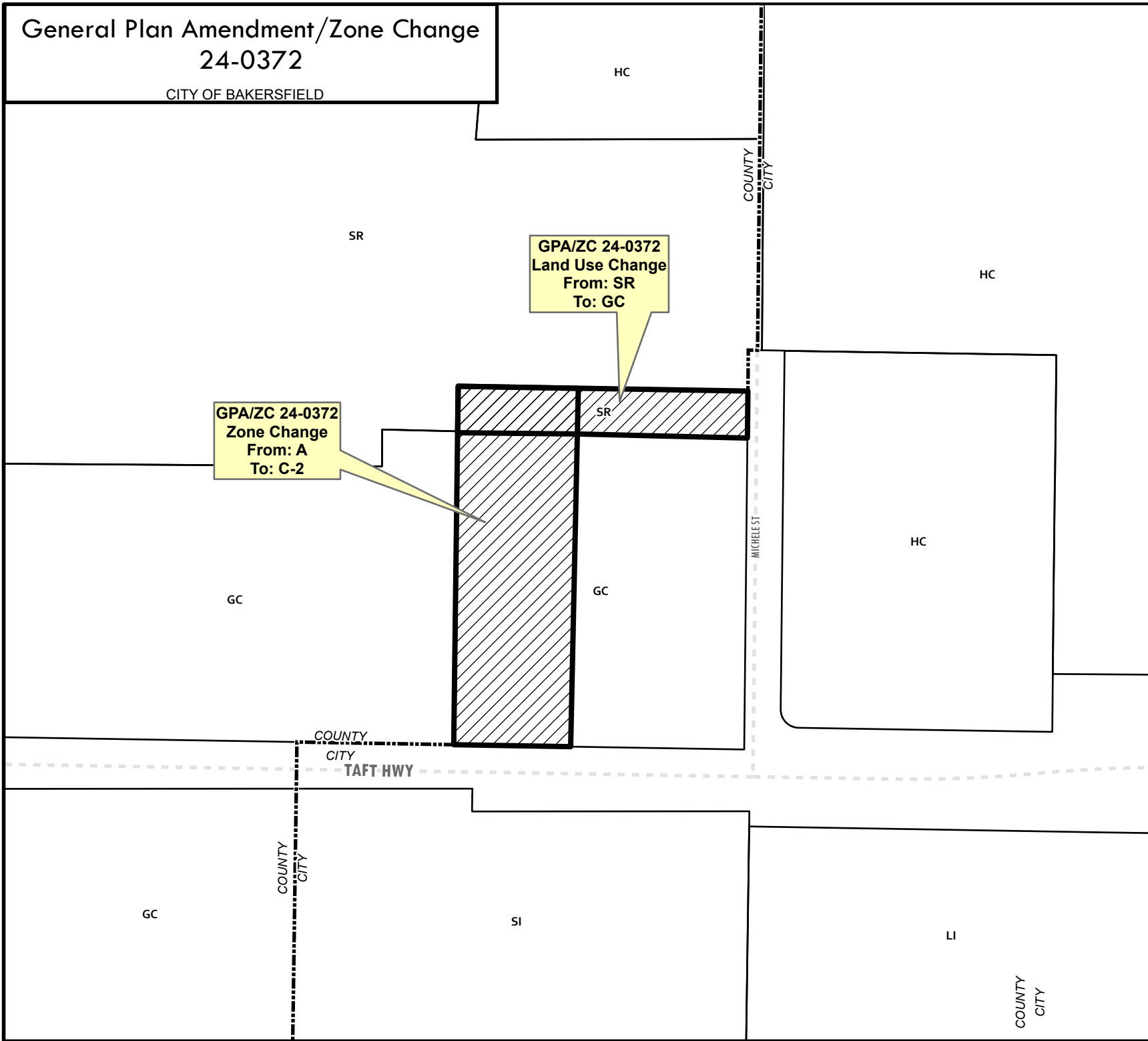


10/22/2024



General Plan Amendment/Zone Change 24-0372

CITY OF BAKERSFIELD



Land Use

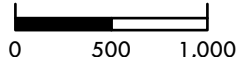
- RR Rural Residential
2.5 gross acres/dwelling unit
- ER Estate Residential
1 dwelling unit/net acre
- SR Suburban Residential
≤4 dwelling units/net acre
- SR/LR
County: ≤ 4 dwelling units/net acre
City: ≤ 7.26 dwelling units/net acre
- LR Low Density Residential
≤ 7.26 dwelling units/net acre
- LMR Low Medium Density Residential
> 4 but ≤ 10 dwelling units/net acre
- HMR High Medium Density Residential
>7.26 units but
≤17.42 dwelling units/net acre
- HR High Density Residential
>17.42 units but
≤72.6 dwelling units/net acre
- HC Highway Commercial
- GC General Commercial
- MC Major Commercial
- OC Office Commercial
- MUC Mixed Use Commercial
- LI Light Industrial
- SI Service Industrial
- HI Heavy Industrial
- P Public Facilities
- PS Public/Private Schools
- PT Public Transportation Corridors
- P-SW Solid Waste Facilities
- OS Open Space
- OS-P Parks and Recreation
- OS-S Slopes exceeding 30%
- R-IA Resource -
Intensive Agriculture
20 acre minimum parcel size
- R-EA Resource -
Extensive Agriculture
20 acre minimum parcel size
80 acre min (Williamson Act)
- R-MP Resource -
Minerals & Petroleum
5 acre minimum parcel size
- UER Urban Estate Residential
Western Rosedale Plan
0.5 acre net minimum parcel size
- WM West Ming Specific Plan



BAKERSFIELD



Feet



10/22/2024