

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 8381	LOCAL AGENCY PROPOSED NEGATIVE DECLARATION		County Clerk File No: E- 202510000143
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): Alyce Alvarez, Planner	Area Code: 559	Telephone Number: 600-9669	Extension: N/A
Project Applicant/Sponsor (Name): Orlando Ramirez, Ramirez Land Planning	Project Title: IS 8285 & VA 4150		
Project Description: Allow the creation of two substandard size parcels (2.08- acre and 14.93-acre) from an existing 17.01-acre parcel in the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District. The subject parcel is located on the south side of E. American Ave., directly abutting S. Sunnyside Ave. Approximately 2.65 miles west of the City of Fresno. (APN: 340-020-82S) (5447 E. American Ave.) (Sup. Dist. 5).			
Justification for Negative Declaration: Based upon the Initial Study prepared for Variance No. 4150, staff has concluded that the project will not have a significant effect on the environment. It has been determined that there would be no impacts to Aesthetics, Air Quality, Biological Resources, Cultural Resources, Energy, Geology and Soils, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Mineral Resources, Mineral Resources, Noise, Population and Housing, Public Services, Recreation, Transportation, Tribal Cultural Resources, Utilities and Service Systems, and Wildfire. Potential impacts related to Agricultural and Forestry Resources, and Land Use and Planning have been determined to be less than significant. A Negative Declaration is recommended and is subject to approval by the decision-making body. The Initial Study is available for review at 2220 Tulare Street, Suite A, street level, located on the southwest corner of Tulare and "M" Street, Fresno, California.			
FINDING: The proposed project will not have a significant impact on the environment.			
Newspaper and Date of Publication: Fresno Business Journal – June 13, 2025		Review Date Deadline: Planning Commission – July 24, 2025	
Date:	Type or Print Signature: David Randall Senior Planner	Submitted by (Signature): Alyce Alvarez Planner	

State 15083, 15085

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**LOCAL AGENCY
MITIGATED NEGATIVE DECLARATION**