


Environmental Assessment Officer: Reed Schenke, P.E., RMA Director/EAO

Name of Public Agency Approving Project: County of Tulare

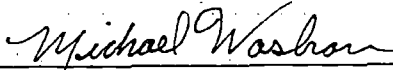
Project Planner/Representative: Emily Gage, Planner III

Telephone: (559) 624-7083

Signature: 
Gary A. Mills

Date: 6/11/2025

Title: Chief Planner,
Environmental Planning Division

Signature: 
Michael G. Washam, A.C.E.

Date: 06/11/2025

Title: Associate RMA Director, Designee

Signed by Lead Agency

Date submitted to the LCI/SCH: _____

NOTICE OF EXEMPTION

To: Office of Land Use and Climate Innovation
1400 Tenth Street, Room 121
Sacramento, CA 95814

Tulare County Clerk
Room 105, Courthouse
221 South Mooney Blvd.
Visalia, CA 93291

Lead Agency: County of Tulare c/o Resource Management Agency
5961 S. Mooney Blvd.
Visalia, CA 93277 (559) 624-7000
Attn: gmills@tularecounty.ca.gov and jwillis@tularecounty.ca.gov

Applicant(s): David Schlick
1609 Estrella Avenue
Tulare, CA 93274 (559) 679-5733

Project Title: Zone Variance & Tentative Parcel Map Nos. PZV 25-018 & PPM 25-008; respectively

Project Location - Specific: Northeast of the City of Visalia, 31374 Road 144, Visalia, CA 93277 (APN: 108-130-013)

Project Location- Section, Township, Range: Section 15, Township 18S, Range 25E

Project Location - City: Visalia, CA **Project Location - County:** Tulare

Description of Nature, Purpose, and Beneficiaries of Project: The applicant is requesting this division of land for the purpose of constructing a home. The site is located within the AE-20 Zone (Exclusive Agricultural – 20 Acre Minimum), and is within the City of Visalia Urban Area Boundary. The site is currently less than the minimum required size, and has one existing residence. The requested division prevent an undue burden on the applicant's daughter and son-in-law, the current property owners, and would assist in acquiring a building loan that would otherwise be difficult to obtain if the land is not under the applicant's name. The home and property would be used to take care of the applicant's aging parents and adult daughter with special needs.

Exempt Status: (check one)

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Common Sense Exemption: CEQA Guidelines 15061(b)(3)
- Categorical Exemption: **CEQA Guidelines Class 3 Section 15303 New Construction or Conversion of Small Structures**
- Statutory Exemptions:

Reasons why project is exempt: This action is consistent with Section 15303 Class 3, New Construction or Conversion of Small Structures; in this instance, the residence proposed to be built on the divided property would not exceed any number of structures limited within the AE-20 Zone. Therefore, the application of CEQA Section 15303 is applicable and appropriate for this project.

FILED TULARE COUNTY
JUN 12 2025
ASSESSOR / CLERK-RECORDER BY:
DATE RECEIVED FOR FILING AT TULARE COUNTY CLERK'S OFFICE