



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:
E202510000241
 STATE CLEARINGHOUSE NUMBER (if applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF FRESNO	LEAD AGENCY EMAIL	DATE 09/29/2025
COUNTY/STATE AGENCY OF FILING FRESNO COUNTY		DOCUMENT NUMBER E202510000241

PROJECT TITLE
 TENTATIVE PARCEL MAP NO. 2024-03

PROJECT APPLICANT NAME CITY OF FRESNO	PROJECT APPLICANT EMAIL	PHONE NUMBER (559) 321-8056
PROJECT APPLICANT ADDRESS 2600 FRESNO STREET	CITY FRESNO	STATE CA
		ZIP CODE 93721

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	\$	<u>0.00</u>
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,968.75	\$	<u>0.00</u>
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,401.75	\$	<u>0.00</u>
<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)			
<hr/>			
<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	<u>0.00</u>
<input checked="" type="checkbox"/> County documentary handling fee	\$50.00	\$	<u>50.00</u>
<input checked="" type="checkbox"/> Other CATEGORICAL EXEMPTION		\$	<u>0.00</u>

PAYMENT METHOD:

Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 50.00

SIGNATURE X  Cyan Edmisten	AGENCY OF FILING PRINTED NAME AND TITLE Cyan Edmisten Deputy Clerk
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County of Fresno
Clerk's Office
James A. Kus

Elections Department
(559) 600-8683

Clerk Services Department
(559) 600-2575

Finalization 2025018696
9/29/2025 09:06 AM
CCR572471 Cedmisten

Description	Fee
EIR Administrative Fee	
Time Recorded: 9:06 AM	
Recording Fee:	\$50.00
<hr/>	
Total Amount Due	\$50.00
<hr/>	
Total Paid	
Credit Card	\$50.00
#327836899	
Amount Due	\$0.00

E202510000241

THANK YOU
PLEASE KEEP FOR REFERENCE

NOTICE OF EXEMPTION

FROM: City of Fresno Planning and Development Dept.
2600 Fresno Street
Fresno, California 93721-3604

TO: X Fresno County Clerk
2220 Tulare Street – First Floor Lobby
Fresno, California 93721

____ Office of Planning & Research
P.O. Box 3044, Room 212
Sacramento, California 95812-3044

FILED
SEP 29 2025
TIME 9:07am
FRESNO COUNTY CLERK
By Cyan Edmisten
DEPUTY
Cyan Edmisten

Project Title: Tentative Parcel Map No. 2024-03

Project Location: Located on the southwest corner of East Floradora and North Del Mar Avenues (APN 451-194-02).

Project Location – City: City of Fresno **Project Location – County:** County of Fresno

Description of Nature, Purpose, and Beneficiaries of Project:

Authorization to subdivide the subject property into a conventional 2-lot single-family subdivision.

Beneficiaries of The Project Would Be: Josue Villanueva of Yamabe and Horn Engineering, Inc.
2985 North Burl Avenue, Suite #101
Fresno, CA 93727

Name of Public Agency Approving Project: City of Fresno

Name of Person or Agency Carrying Out Project: Josue Villanueva

Exempt Status: (check one)

- Ministerial - PRC § 21080(b)(1); CEQA Guidelines §15268
- Declared Emergency - PRC § 21080(b)(3); CEQA Guidelines §15269(a)
- Emergency Project - PRC § 21080(b)(4); CEQA Guidelines §15269(b) and (c)
- Categorical Exemption – CEQA Guidelines 15315/Class 15**
- Statutory Exemption – PRC § _____
- Other _____

Reason(s) Why Project Is Exempt:

This project is exempt under Section 15315 (Class 15/Minor Land Divisions) of the California Environmental Quality Act (CEQA) Guidelines. None of the exceptions to Categorical Exemptions set forth in the CEQA Guidelines, Section 15300.2 apply to this project.

EXPLANATION: Section 15315 (Class 15/Minor Land Divisions) of the CEQA Guidelines exempts from the provisions of CEQA, projects consisting of the division of property in urbanized areas zoned for residential, commercial, or industrial use into four or fewer parcels when the division is in conformance

Notice of Exemption
Date: September 24, 2025
Page 2

with the General Plan and zoning, no variances or exceptions are required, all services and access to the proposed parcels to local standards are available, the parcel was not involved in a division of a larger parcel within the previous 2 years, and the parcel does not have an average slope greater than 20 percent.

The subject application meets all of the requirements of a Section 15315 Class 15 Categorical Exemption. The parcel is zoned for residential and proposes three parcels. No variances or exceptions are required for approval of this project. All services and access to the proposed parcels are available, the parcel was not involved in a division of a larger parcel within the previous 2 years, and the parcel does not have an average slope greater than 20 percent.

None of the exceptions to Categorical Exemptions set forth in the CEQA Guidelines, Section 15300.2 apply to the project. Furthermore, the proposed project is not expected to have a significant effect on the environment. A categorical exemption, as noted above, has been prepared for the project and the area is not environmentally sensitive.

Lead Agency Contact Person: Robert Holt

Telephone No. (559) 621-8056

Signature: 

Date: September 24, 2025

Printed Name and Title:

Robert Holt, Supervising Planner
City of Fresno Planning and Development Department

Signed by Lead Agency

Signed by Applicant

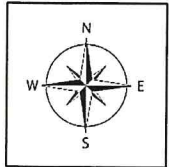
Enclosed:

- ❖ Site Location Vicinity Map
- ❖ Categorical Exemption Memo

VICINITY MAP



Subject Property



CITY OF FRESNO
CATEGORICAL EXEMPTION
ENVIRONMENTAL ASSESSMENT NO. TPM-2024-03

E202510000241

THE PROJECT DESCRIBED HEREIN IS DETERMINED TO BE CATEGORICALLY EXEMPT FROM THE PREPARATION OF ENVIRONMENTAL DOCUMENTS PURSUANT TO ARTICLE 19 OF THE STATE CEQA GUIDELINES.

APPLICANT: Josue Villanueva
Yamabe and Horn Engineering, Inc.
2985 North Burl Avenue, Suite #101
Fresno, CA 93727

PROJECT LOCATION: Located on the southwest corner of East Floradora and North Del Mar Avenues (APN 451-194-02).

PROJECT DESCRIPTION: Tentative Parcel Map No. 2024-03 proposes a 2-lot subdivision of approximately 0.22 acres of property in the RS-5 (*Single-Family Residential, Medium Density*) zone district. The proposed subdivision is consistent with the Medium Density Residential planned land use designation of the Fresno General Plan and Fresno High-Roeding Community Plan and Tower District Specific Plan.

This project is exempt under Section 15315 (Class 15/Minor Land Divisions) of the California Environmental Quality Act (CEQA) Guidelines. None of the exceptions to Categorical Exemptions set forth in the CEQA Guidelines, Section 15300.2 apply to this project.

EXPLANATION: Section 15315 (Class 15/Minor Land Divisions) of the CEQA Guidelines exempts from the provisions of CEQA, projects consisting of the division of property in urbanized areas zoned for residential, commercial, or industrial use into four or fewer parcels when the division is in conformance with the General Plan and zoning, no variances or exceptions are required, all services and access to the proposed parcels to local standards are available, the parcel was not involved in a division of a larger parcel within the previous 2 years, and the parcel does not have an average slope greater than 20 percent.

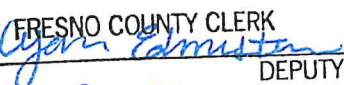
The subject application meets all of the requirements of a Section 15315 Class 15 Categorical Exemption. The parcel is zoned for residential and proposes three parcels. No variances or exceptions are required for approval of this project. All services and access to the proposed parcels are available, the parcel was not involved in a division of a larger parcel within the previous 2 years, and the parcel does not have an average slope greater than 20 percent.

Date: September 23, 2025

Prepared By: Robert Holt, Supervising Planner

Submitted by: 

Robert Holt, Supervising Planner
City of Fresno
Planning & Development Department
(559) 621-8056

FILED
SEP 29 2025
TIME
9:07am
FRESNO COUNTY CLERK
By 
DEPUTY
Cyan Edmisten