

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # NEW**Project Title:** General Plan Amendment/Zone Change No. 24-60000040Lead Agency: City of Bakersfield--Development ServicesContact Person: Yazid AlawagreyMailing Address: 1715 Chester AvenuePhone: 661-326-3191City: BakersfieldZip: 93301County: Kern**Project Location:** County: Kern County City/Nearest Community: BakersfieldCross Streets: Ashe Road and McKee Road Zip Code: 93313Longitude/Latitude (degrees, minutes and seconds): 35 ° 16 ' 25 " N / 119 ° 4 ' 23 " W Total Acres: 5.39Assessor's Parcel No.: 532-050-09Section: 34Twp.: 30SRange: 27EBase: Mt DiabloWithin 2 Miles: State Hwy #: N/AWaterways: Farmers CanalAirports: N/ARailways: SUNSETSchools: Miller Elementary School**Document Type:**CEQA: ☐ NOP☐ Early Cons☐ Neg Dec☒ Mit Neg Dec☐ Draft EIR☐ Supplement/Subsequent EIR

(Prior SCH No.) _____

Other: _____

NEPA: ☐ NOI☐ EA☐ Draft EIS☐ FONSIOther: ☐ Joint Document☐ Final Document☐ Other: _____**Local Action Type:**☐ General Plan Update☒ General Plan Amendment☐ General Plan Element☐ Community Plan☐ Specific Plan☐ Master Plan☐ Planned Unit Development☐ Site Plan☒ Rezone☐ Prezone☐ Use Permit☐ Land Division (Subdivision, etc.)☐ Annexation☐ Redevelopment☐ Coastal Permit☐ Other: _____**Development Type:**☐ Residential: Units _____

Acres _____

☐ Office: Sq.ft. _____

Acres _____

Employees _____

☐ Commercial: Sq.ft. _____

Acres _____

Employees _____

☐ Industrial: Sq.ft. _____

Acres _____

Employees _____

☐ Educational: _____☐ Recreational: _____☐ Water Facilities: Type _____

MGD _____

☐ Transportation: Type _____☐ Mining: Mineral _____☐ Power: Type _____

MW _____

☐ Waste Treatment: Type _____

MGD _____

☐ Hazardous Waste: Type _____☒ Other: Commercial, but no plans have been submitted.**Project Issues Discussed in Document:**☒ Aesthetic/Visual☒ Agricultural Land☒ Air Quality☐ Archeological/Historical☒ Biological Resources☐ Coastal Zone☒ Drainage/Absorption☐ Economic/Jobs☐ Fiscal☒ Flood Plain/Flooding☒ Forest Land/Fire Hazard☒ Geologic/Seismic☒ Minerals☒ Noise☒ Population/Housing Balance☒ Public Services/Facilities☒ Recreation/Parks☐ Schools/Universities☒ Septic Systems☒ Sewer Capacity☐ Soil Erosion/Compaction/Grading☒ Solid Waste☒ Toxic/Hazardous☒ Traffic/Circulation☒ Vegetation☒ Water Quality☒ Water Supply/Groundwater☒ Wetland/Riparian☒ Growth Inducement☒ Land Use☐ Cumulative Effects☐ Other: _____**Present Land Use/Zoning/General Plan Designation:**

The existing General Plan designation is LR (Low Density Residential), and zoning is R-1 (Single-Unit Dwelling).

Project Description: (please use a separate page if necessary)

McIntosh & Associates (applicant), on behalf of Kern Land Partners LLC (property owner), has requested a General Plan Amendment to amend the existing land use designation from LR (Low Density Commercial) to (GC) General Commercial; and a Zone Change to change the existing zoning from R-1 (Single-Unit Dwelling) to C-2/PCD (Regional Commercial/Planned Commercial Development) on approximately 5.39 acres [Assessor's Parcel Number (APN) 532-050-09]. The request is to allow for commercial development that will service the surrounding area. The proposed project area will be subdivided with a parcel map for future commercial development.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

☒ Air Resources Board	☐ Office of Historic Preservation
☐ Boating & Waterways, Department of	☐ Office of Public School Construction
☐ California Emergency Management Agency	☐ Parks & Recreation, Department of
☐ California Highway Patrol	☐ Pesticide Regulation, Department of
☒ Caltrans District #6	☐ Public Utilities Commission
☐ Caltrans Division of Aeronautics	☒ Regional WQCB #CV
☐ Caltrans Planning	☐ Resources Agency
☐ Central Valley Flood Protection Board	☐ Resources Recycling and Recovery, Department of
☐ Coachella Valley Mtns. Conservancy	☐ S.F. Bay Conservation & Development Comm.
☐ Coastal Commission	☐ San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
☐ Colorado River Board	☐ San Joaquin River Conservancy
☒ Conservation, Department of	☐ Santa Monica Mtns. Conservancy
☐ Corrections, Department of	☐ State Lands Commission
☐ Delta Protection Commission	☐ SWRCB: Clean Water Grants
☐ Education, Department of	☒ SWRCB: Water Quality
☐ Energy Commission	☐ SWRCB: Water Rights
☒ Fish & Game Region #4	☐ Tahoe Regional Planning Agency
☐ Food & Agriculture, Department of	☐ Toxic Substances Control, Department of
☐ Forestry and Fire Protection, Department of	☐ Water Resources, Department of
☐ General Services, Department of	
☐ Health Services, Department of	☐ Other: _____
☐ Housing & Community Development	☐ Other: _____
☐ Native American Heritage Commission	

Local Public Review Period (to be filled in by lead agency)

Starting Date December 1, 2025 Ending Date December 30, 2025

Lead Agency (Complete if applicable):

Consulting Firm: _____	Applicant: <u>McIntosh & Associates</u>
Address: _____	Address: <u>2001 Wheelan Court</u>
City/State/Zip: _____	City/State/Zip: <u>Bakersfield, CA 93309</u>
Contact: _____	Phone: <u>(661)834-4814</u>
Phone: _____	

Signature of Lead Agency Representative: /s/ Yazid Alawgarey Date: November 24

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.