

Notice of Determination

Appendix D

To:

Office of Planning and Research
U.S. Mail: P.O. Box 3044 Sacramento, CA 95812-3044
Street Address: 1400 Tenth St., Rm 113 Sacramento, CA 95814

County Clerk
County of: Tulare
Address: 221 S. Mooney Blvd. Room 105 Visalia, CA 93291

From:

Public Agency: City of Tulare
Address: 411 E. Kern Avenue Tulare, CA 93274
Contact: Steven Sopp
Phone: (559) 684-4216

Lead Agency (if different from above):
City of Tulare
Address: 411 E. Kern Avenue Tulare, CA 93274
Contact: Steven Sopp
Phone: (559) 684-4216

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2026010340

Project Title: Sherwood South Subdivision

Project Applicant: Summit Homebuilders Inc. 481 W Noble Ave, Farmersville CA 93223 (559) 738-5284

Project Location (include county): Northeast corner of Bardsley Avenue and Enterprise Street (Tulare)

Project Description:

Project includes the development of 285 residential units (209 single-family, 76 multi-family) on approximately 59.30 acres. Project includes a General Plan Amendment to change the land use designation from low density residential to medium density residential on approximately 7.2 acres and a zone amendment to change the existing zoning from R-1-4 to RM on approximately 7.2 acres. The project includes a 2.76 acre park, storm drain basin and other improvements expected of a subdivision.

This is to advise that the City of Tulare has approved the above (Lead Agency or Responsible Agency)

described project on 4/21/2026 and has made the following determinations regarding the above described project.

- 1. The project will not have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA. A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan was adopted for this project.
5. A statement of Overriding Considerations was adopted for this project.
6. Findings were made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

City of Tulare 411 E. Kern Avenue Tulare, CA 93274

Signature (Public Agency): [Handwritten Signature] Title: Principal Planner

Date: April 23, 2026 Date Received for filing at OPR: