

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: g mills@tularecounty.ca.gov and jwillis@tularecounty.ca.gov

FILED TULARE COUNTY
JAN 15 2026
ASSESSOR / CLERK-RECORDER BY:
DATE RECEIVED FOR FILING AT TULARE COUNTY CLERK'S OFFICE

Applicant(s): Tannor Breitigam
31204 Sierra Drive
Exeter, CA 93221 (559-624-7000)

Project Title: Tentative Parcel Map No., PPM 25-033 - Breitigam

Project Location - Specific: 31204 Sierra Drive, on the east side of Highway 198 and approximately 1.25 miles south of Avenue 324, south of Lemon Cove (APN: 113-370-025)

Project Location- Section, Township, Range: Section 15, Township 18S, Range 27E

Project Location - City: N/A **Project Location - County:** Tulare

Description of Nature, Purpose, and Beneficiaries of Project: Tentative Parcel Map No. PPM 25-033 to divide a 14.63-acre property located within the into two (2) parcels (Proposed Parcel 1 = 5.64-acres, and Proposed Parcel 2 = 8.99-acres) located in the O (Recreational) Zone. The beneficiary of the project is the Applicant.

Exempt Status: (check one)

- ☐ Declared Emergency (Sec. 21080(b)(3); 15269(a));
- ☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- ☐ Common Sense Rule Exemption: CEQA Guidelines 15061(b)(3)
- ☒ Categorical Exemption: CEQA Guidelines 15301, Class 1, Existing Facilities

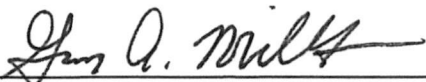
Reasons why project is exempt: Project is exempt, consistent with the California Environmental Quality Act of 1970 (CEQA) and the State CEQA Guidelines, pursuant to Title 14, Cal. Code Regulations Section 15301, class 1, pertaining Existing Facilities. The use of Section 15301 is applicable and appropriate as the intent of the project is to separate the commercially developed portion (former miniature golf course) of the site from the remainder of the parcel. No development or additions are being proposed. Therefore, the lead agency concludes that the proposed project fits under the exemption as the project is consistent with the Tulare County Zoning Ordinance and applicable General Plan Policies.

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

Name of Public Agency Approving Project: County of Tulare

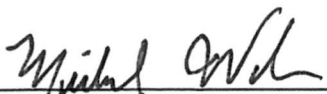
Project Planner/Representative: Russell Kashiwa, Project Planner

Telephone: (559) 624-7000

Signature: 
Gary A. Mills

Date: 1-15-26

Title: Chief Planner,
Environmental Planning Division

Signature: 
Michael G. Washam, ACE, MEDP

Date: 1-15-26

Title: Associate RMA Director, Designee

☒ Signed by Lead Agency

Date submitted to the LCI/SCH: _____