

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): Clint Russell
5961 S Mooney Blvd 559-624-7000
Visalia, CA 93277

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

Project Title: Zone Variance & Tentative Parcel Map Nos. PZV 25-048 & PPM 25-045; respectively

Project Location - Specific: Southwest of Lindsay, at 18700 Avenue 212, Lindsay, CA 93247 (APN: 198-120-021).

Project Location- Section, Township, Range: N1/2 Section 21, Township 20S, Range 26E

Project Location - City: Lindsay, CA

Project Location - County: Tulare

Description of Nature, Purpose, and Beneficiaries of Project: The applicant is requesting this division of a 19.63-acre parcel into two (2) parcels (Proposed Parcel No. 1 = 9.61-acres and Proposed Parcel No. 2 = 9.24-acres), in the AE-40 (Exclusive Agricultural – 40 Acre Minimum) Zone within the Rural Valley Lands Plan with a Land Use Designation of Valley Agriculture. The subject site contains two (2) existing residences and two (2) existing metal storage buildings to be separated onto individual parcels. The beneficiaries of the project are the current residents on the property, as the resulting land division would allow the residents to own the individual parcel containing their primary residence.

Exempt Status:

☒ Categorical Exemption: **CEQA Guidelines Class 1 Section 15301 Existing Facilities**

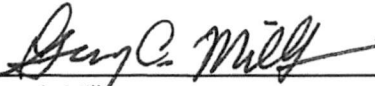
Reasons why project is exempt: This action is consistent with Section 15301, Class 1, pertaining to Existing Facilities; in this instance, there is no proposed development on the site, and the purpose of the project is to separate the two (2) existing residences on to individual parcels. Therefore, the application of CEQA Section 15301 is applicable and appropriate for this project.

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

Name of Public Agency Approving Project: County of Tulare

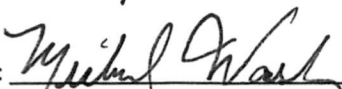
Project Planner/Representative: Emily Gage, Planner III

Telephone: (559) 624-7083

Signature: 
Gary A. Mills

Date: 1-15-26

Title: Chief Planner,
Environmental Planning Division

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

Date: 1-15-26

Title: Associate RMA Director, Designee

☒ Signed by Lead Agency

Date submitted to the LCI/SCH: _____