



NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

LEAD AGENCY: Calaveras County Planning Department
891 Mountain Ranch Rd.
San Andreas, CA 95249

2019-029 Tentative Parcel Map and Zoning Amendment for Two Eighty-Eight Joint Ventures,

LLC: The applicant is requesting approval of a Tentative Parcel Map to divide one legal parcel with two assessor parcel numbers (APNs) approximately 288 acres in size, into four parcels. Proposed Parcels Nos. 1, 2, and 3 are 40+ acres in size and proposed Parcel No. 4 is approximately 160 acres in size. In addition, the applicant is requesting approval of a concurrent Zoning Amendment to rezone the parcels from Agriculture Preserve (AP) to General Agriculture (A1). The parcel is currently undeveloped, and is not enrolled in a Williamson Act Contract, thus no longer required to be zoned AP. The subject parcel is located off of Kestrel Lane in Valley Springs. APNs: 040-001-015 and 040-001-017 are located in Section 4, T04N, R11E, MDM.

NOTICE IS HEREBY GIVEN that the Calaveras County Planning Department has prepared a Mitigated Negative Declaration, pursuant to the requirements of the California Environmental Quality Act (CEQA), for the above-described project.

PUBLIC REVIEW PERIOD: A 30-day public review period for the Negative Declaration will commence on **March 16, 2026, through April 16, 2026**, for interested individuals and public agencies to submit written comments on the document. Any written comments on the Negative Declaration must be received at the above address within the public review period. Copies of the Mitigated Negative Declaration and Initial Study are available for review at the above address and <https://planning.calaverasgov.us/Projects> or by contacting the Madeleine Flandreau in the Planning Department at mflandreau@calaverascounty.gov or (209)754-6394.

Pursuant to Government Code 65009, if anyone challenges the above listed issues in a court of law, the challenge may be limited to raising only those issues you or someone else raise at the public hearing described in this notice, or in written correspondence delivered to the Commission, at or prior to, the public hearing. You are welcome to review the application at the Calaveras County Planning Department during normal working hours, 8:00 a. m. to 4:00 p. m., Monday through Friday except county holidays. Copies of the project file and staff report can be purchased at the Planning Department for the cost of making the copies.

Date of Notice – March 13, 2026