NOTICE OF DETERMINATION

TO: County Clerk (2)
County of Kern
1115 Truxtun Avenue

FROM: Kern County Planning and
Natural Resources Department
Bakersfield, CA 93301

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

Applicant or Sponsoring Agency or Department: Lynn Trucking Inc by KSI Engineering Inc (PP25197)

Project Title: Conditional Use Permit Case No. 65, Map 100; and Zone Variance Case No. 40, Map 100;

State Clearinghouse Number : 2026040458

Contact Person: April Wentworth, Planner II, at (661) 862-5043 or by email at WentworthA@kerncounty.com

Project Location: Northwest corner of Interstate 5 and Stockdale Highway (APNs: 104-270-11 through -20)

Project Description: (a) A Conditional Use Permit to allow a travel center that includes a 60-room hotel (Section 19.34.020.B), an 8,548-square-foot convenience store with a drive-through restaurant (Section 19.34.020.C), two (2) multi-use buildings, each with 2,178 square feet of fast-food restaurant space with drive-through (Section 19.34.020.C.4), and 5,220 square feet of retail space (Section 19.34.020.C.2), seven (7) diesel fuel truck pumps (Section 19.34.020.C.2), 16 vehicle fuel pumps (Section 19.34.020.C.5), a two (2) tunnel truck wash (Section 19.34.020.C.5), and a truck repair facility (Section 19.34.030.C.2.); and (b) a Zone Variance to allow a 75-foot-tall pole sign with a 560-square-foot sign face area where a 35-foot-tall and 240-square-foot sign face area is allowed (Section 19.34.110.A) in a CH PD (Highway Commercial - Precise Development Combining) District

This is to advise that the KERN COUNTY PLANNING COMMISSION, Lead Agency/Responsible Agency, has approved the above-described project and has made the following determinations regarding the above-described project:

1. The project will not have a significant effect on the environment.

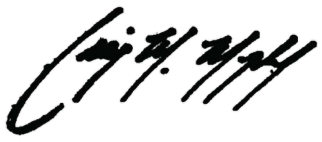
2. A Mitigated Negative Declaration was prepared for this project pursuant to California Environmental Quality Act of 1970 (CEQA) and the provisions of the State CEQA Guidelines, and were received and considered by this Planning Commission and adopted as required by Section 15074 of the State CEQA Guidelines.

3. Mitigation measures were made as conditions of the approval of the project and a Mitigation Monitoring and Reporting Program was adopted pursuant to Section 15074 (d) of the CEQA Guidelines.

4. A Statement of Overriding Considerations was not made for this project.

5. Findings were made pursuant to the provisions of CEQA Section 15070.

6. A copy of the Mitigated Negative Declaration and record of project approval may be examined by any interested person during regular business hours at the following location: Kern County Planning and Natural Resources Department, 2700 "M" Street, Suite 100, Bakersfield, CA 93301 or online at: https://kernplanning.com/planning/environmental-documents/



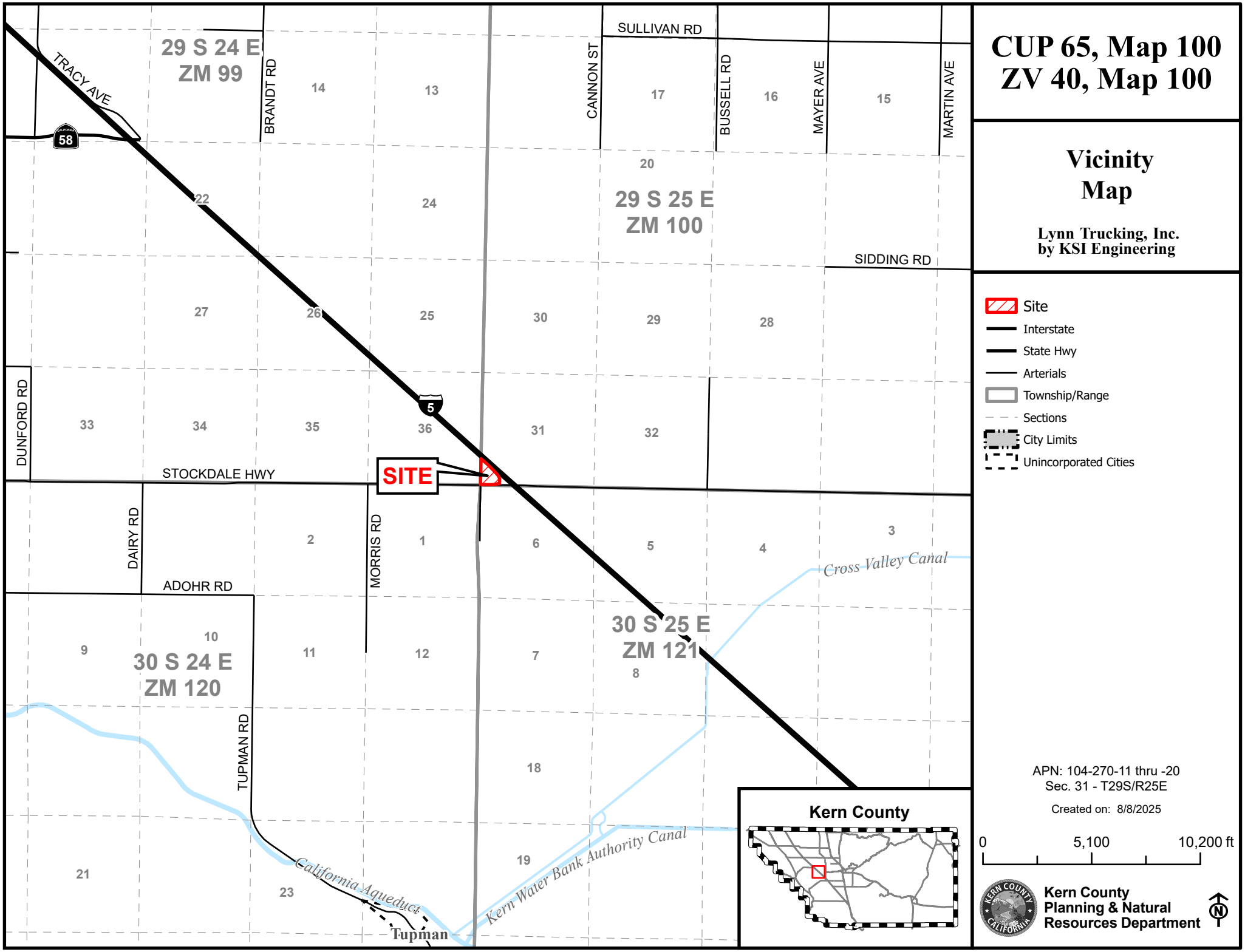
Craig M. Murphy, Director
Planning and Natural Resources Department

Date Received for Filing:

July 10, 2026

Date of Hearing: July 9, 2026

cc: Lynn Trucking Inc. by KSI Engineering
16394 Bay Brook Avenue
Riverside, CA 92504


CUP 65, Map 100
ZV 40, Map 100
Vicinity Map
Lynn Trucking, Inc.
by KSI Engineering
29 S 24 E
ZM 99
29 S 25 E
ZM 100
30 S 24 E
ZM 120
30 S 25 E
ZM 121
SITE
TRACY AVE
BRANDT RD
CANNON ST
SULLIVAN RD
BUSSELL RD
MAYER AVE
MARTIN AVE
SIDDING RD
DUNFORD RD
STOCKDALE HWY
DAIRY RD
MORRIS RD
ADOHR RD
TUPMAN RD
Cross Valley Canal
California Aqueduct
Kern Water Bank Authority Canal
Tupman
Site
Interstate
State Hwy
Arterials
Township/Range
Sections
City Limits
Unincorporated Cities
Kern County
APN: 104-270-11 thru -20
Sec. 31 - T29S/R25E
Created on: 8/8/2025
0
5,100
10,200 ft
Kern County
Planning & Natural
Resources Department