

# Summary Form for Electronic Document Submittal

**Form F**

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: \_\_\_\_\_

Project Title: Parcel Map 4327 and General Plan Amendment 2025-002 – 19225 Road 24 (APN 029-210-015)

Lead Agency: Madera County

Contact Name: Trevor Stearns

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Project Location: Unincorporated area, Madera County

*City*

*County*

Project Description (Proposed actions, location, and/or consequences).

The proposed project involves approval of a Parcel Map to subdivide approximately a 10-acre parcel into five separate parcels, along with a General Plan Amendment to change the land use designation from Agricultural to Industrial (Light). The subdivision is proposed as follows:

- Parcel A (2.85 acres), Parcel C (1.86 acres), Parcel D (2.03 acres): Are potential development sites intended for light industrial uses consistent with IL zoning.
- Parcel B (2.17 acres): Existing warehouse/manufacturing facility.
- Parcel E (0.96 acres): Contains the existing stormwater retention basin and fire protection water storage (pool) that will serve all proposed parcels.

The property is comprised of one warehouse building, an onsite well, a private septic system, an onsite storm drain basin, and existing internal driveways and utility connections. The remainder of the site consists of compacted dirt and gravel with minimal vegetation. The site is generally flat and drains to the existing basin constructed on the east side of the

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

Aesthetics:

AES MM-1 Lighting will be required to be hooded and directed down and away from neighboring parcels to maintain the visual character and mitigate any light disbursement during the evening.

Cultural:

CUL MM-1 In the event of discovery or recognition of any human remains in any location other than a dedicated cemetery, there shall be no further excavation or disturbance of the site, or any nearby area suspected to overlie adjacent remains until the Madera County Coroner has determined that the remains are not subject to any provisions of law concerning investigation of the circumstances, manner and cause of death, and the recommendations concerning the treatment and disposition of the human remains have been made to the person responsible for the excavation, or to his or her authorized representative. The coroner shall make his or her determination within two working days from the time the person responsible for the excavation, or his or her authorized representative, notifies the coroner of the discovery or recognition of the human remains. If the Madera County Coroner determines that the remains are not subject to his or her authority and if the County Coroner recognizes the human remains to be those of a Native American

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

N/A

Provide a list of the responsible or trustee agencies for the project.

San Joaquin Valley Air Pollution Control District  
California Department of Fish and Wildlife  
Regional Water Quality Control Board