

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): Deer Creek Pistachio, LLC
PO Box 11089
Terra Bella, CA 93270

557-624-7000

Project Title: Zone Variance No. PZV 26-013
Project Location - Specific: 19570 Avenue 88, Terra Bella, CA 93270 (APN 319-130-026)
Project Location- Section, Township, Range: Section 2, Township 23S, Range 26E
Project Location - City: Terra Bella, CA **Project Location - County:** Tulare

Description of Nature, Purpose, and Beneficiaries of Project: The Applicant, Deer Creek Pistachio, LLC, is requesting a proposed on-site monument sign of approximately 70 square feet to serve the Setton Farms (Deer Creek Facility). The sign is proposed to be located within both the required front yard zoning setback (25-foot minimum) and the building line setback (50-foot minimum from the centerline of the right-of-way). The property is zoned AE-40 (Exclusive Agricultural – 40-acre minimum). The beneficiary of the project would be for the Applicant (Setton Farms Facility).

Exempt Status: (check one)

- ☐ Ministerial (Sec. 21080(b)(1); 15268);
☐ Common Sense Exemption: CEQA Guidelines 15061(b)(3)
☒ Categorical Exemption: CEQA Guidelines Class 11 Section 15311(a) Accessory Structures

Reasons why the project is exempt: Section 15311, Class 11, Accessory Structures, consisting of construction, or placement of minor structures accessory to (appurtenant to) existing commercial, industrial, or institutional facilities, including but not limited to on-premise signs; in this instance, the proposed on-site monument sign to serve the Setton Farms - Deer Creek Pistachio Facility as noted earlier. Therefore, the application of CEQA Section 15311 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

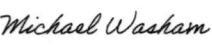
Project Planner/Representative: Project Planner Jose Saenz, Planner IV

Telephone: (559) 624-7000

Signature: 
Gary A. Mills

Date: Jun 10, 2026

Title: Chief Planner,
Environmental Planning Division

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

Date: Jun 10, 2026

Title: Associate RMA Director, Designee

☒ Signed by Lead Agency

Date submitted to the LCI/SCH: _____