

NOTICE OF EXEMPTION

From: Kern County Planning and Natural Resources Department
2700 "M" Street, Suite 100
Bakersfield, CA 93301

Project Title: Conditional Use Permit Case No. 48, Map 102-12

Project Location -- Specific: 604 Norris Road (APN: 112-203-11)

Project Location -- City: Unincorporated Bakersfield

Project Location -- County: Kern

Description of Project: A Conditional Use Permit to allow the placement of a 1,152-square-foot prefabricated single-family dwelling with a 1,152-square-foot prefabricated Accessory Dwelling Unit (ADU) (Section 19.28.030.A) on a 7,517-square-foot parcel in a CO (Commercial Office) District

Name of Public Agency Approving Project: KERN COUNTY PLANNING COMMISSION

Name of Person or Agency Carrying Out Project: C&C Acquisition Group, LLC
by Skarphol/Frank Associates (PP26211)

Exempt Status: Categorically Exempt, Section 15303(a) of the State CEQA Guidelines of the State CEQA Guidelines

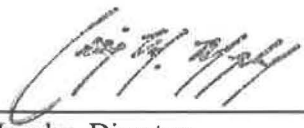
Reasons Why Project Is Exempt: This project has been found to be categorically exempt from the requirement for preparation of environmental documents pursuant to Section 15303(a) of the State CEQA Guidelines.

Contact Person: Sara Eickenhorst, Planner III, at (661) 862-5040 or by email at EickenhorstS@kerncounty.com

Receipt: #

Date Received for Filing:

July 28, 2026



Craig M. Murphy, Director
Planning and Natural Resources Department

Date of Hearing: July 23, 2026

jw

cc: Applicant
LiUNA

CUP # 48 Map # 102-12

Vicinity Map

Brent Cruz –
C&C Acquisition Group, LLC
by Skarphol/Frank Associates

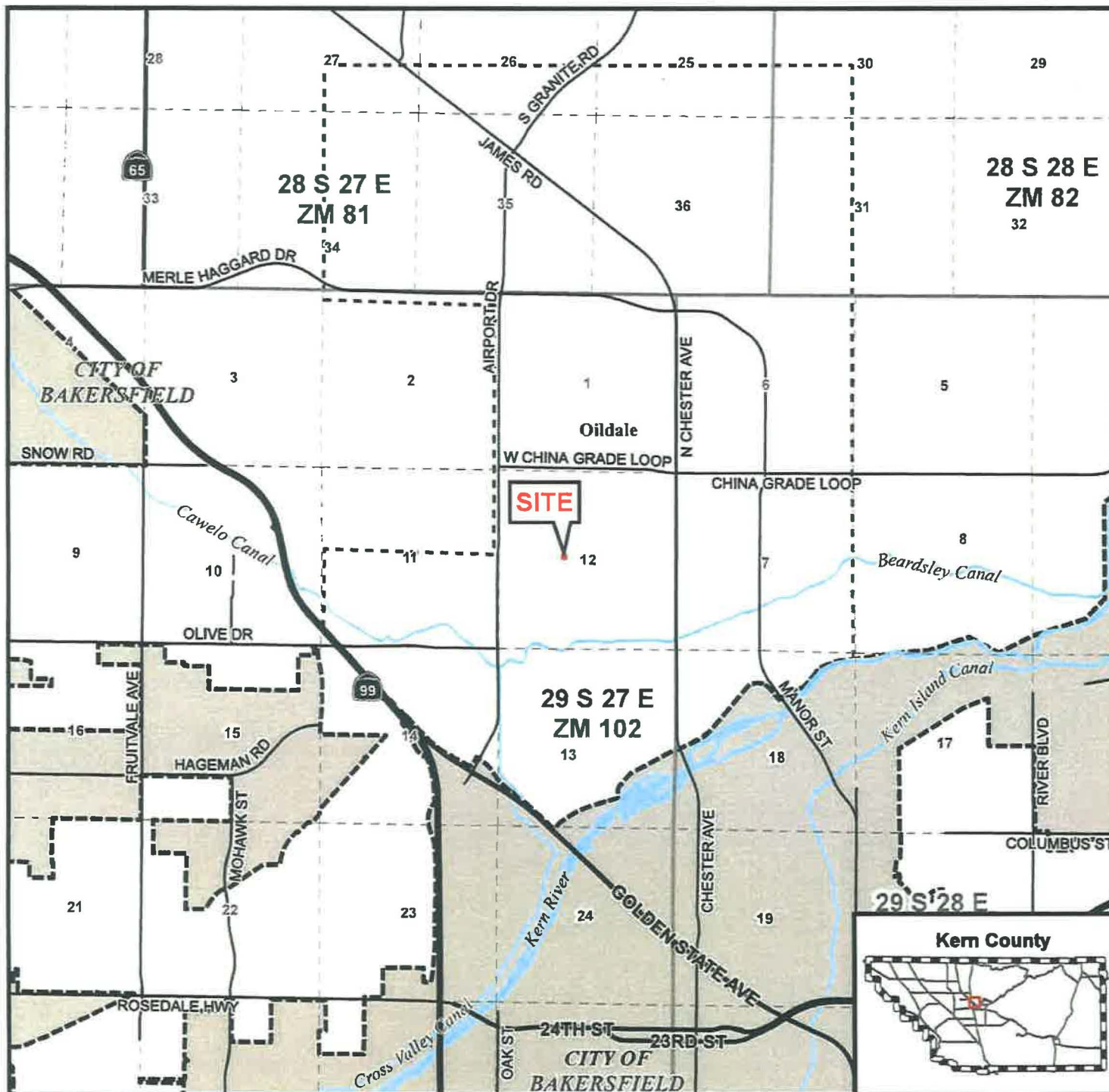
-  Site
-  Named Road
-  State Hwy
-  Arterials
-  Metro Bakersfield GP Boundary
-  Township/Range
-  Sections
-  City Limits
-  Unincorporated Cities

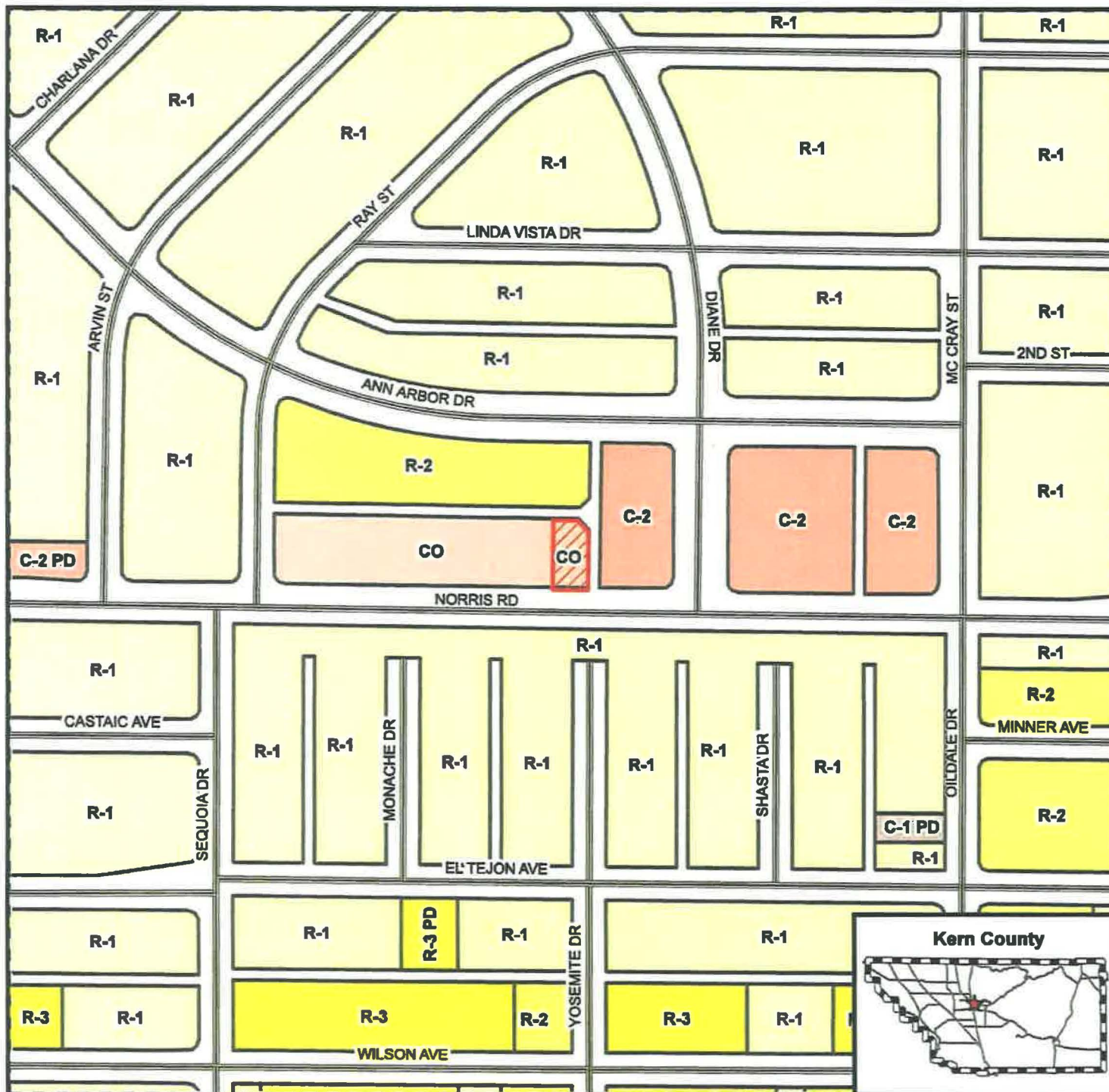
APN: 112-203-11
Sec. 12 - T29S/R27E
Created on: 6/11/2026

0 3,800 7,600 ft



Kern County
Planning & Natural
Resources Department





CUP # 48 **Map # 102-12**

Existing Zone Classifications

Brent Cruz –
C&C Acquisition Group, LLC
 by Skarphol/Frank Associates

- Site
- Collectors
- Locals
- Metro Bakersfield GP Boundary
- KERN COUNTY ZONING DESIGNATIONS**
- C-1 - Neighborhood Commercial
- C-2 - General Commercial
- CO - Commercial Office
- R-1 - Low Density Residential
- R-2 - Medium Density Residential
- R-3 - High Density Residential
- PD - Precise Development Combining

APN: 112-203-11
 Sec. 12 - T28S/R27E
 Created on: 8/11/2028

0 230 460 ft





KERN COUNTY
PLANNING AND NATURAL RESOURCES

Date: 6/10/2026

2700 M Street
Bakersfield, CA 93301

RECEIPT

Permit Number: PLN26-00041
Permit Type: Planning Project
Description: CUP for two single family residences in CO

Accela Receipt #	Payment Date	Payer	Payment Method	Amount	Accepted By
294895	6/10/2026	C & C Acquisition Group, LLC	Check	2965.00	perezrub@kerncounty.com
TOTAL PAID:				2965.00	

Invoice	Fees	Fee Amount	Paid
506229	Fire Review and Consultation 1024RC 1017FD 1011AC 1686CC	218.00	218.00
506229	Conditional Use Permit 1036RC 1000FD 1022AC 1155CC	1456.00	1456.00
506229	Electronic Permit Maintenance Fee 1069RC 1000FD 1022AC 1155CC	350.00	350.00
506229	Policy and Legal Conformance Fee 1327RC 1000FD 1003AC 1012CC	192.00	192.00
506229	Legal Description Review 1372RC 1224FD 1021AC 1770CC	104.00	104.00
506229	EH Land Development 1389RC 1094FD 1013AC 1744CC	595.00	595.00
506229	County Clerk CEQA Posting 1575RC 1081FD 1009AC 3264CC	50.00	50.00
		2965.00	2965.00