

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: Initial Study and Negative Declaration for Amendment to General Plan and Annexation #22

Lead Agency: City of McFarland

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Project Location: McFarland, Kern County

City

County

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

The City of McFarland conducted an environmental review of a project on the south side of McFarland. This project involves a general plan amendment and annexation into City limits of one relatively large parcel to the immediate south of Whisler Road, with SR 99 demarcating its western boundary and Driver Rd demarcating its eastern boundary.

The development application for Annexation #22 involves the parcel hitherto identified as 060-250-02. The parcel lies right outside the City limits and its coterminous sphere of influence (SOI). The initial development proposal is to pre-zone the parcel totaling 326 acres of vacant land via the annexation application to M-3, which refers to a "General Manufacturing" or "Heavy Industrial" district. It is the most intensive type of industrial zone, which allows for heavy manufacturing, chemical processing, large-scale warehousing, and similar activities that involve intensive industrial operations (17.152.030(8)). Notable land uses include: commercial stockyards and animal slaughter; dairies and livestock feed yards; dumps and refuse disposal areas; dwellings; junk, salvage or auto wrecking yards; sewer farms or sewage disposal plants. The project contains no new proposals which would result in any significant effects.

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

The IS/ND for this annexation project has determined that the project contains no new proposals which would result in any significant effects that were not examined in the General Plan EIR. Implementation of proposed land uses within the Annexation #22 Project area (Project) cannot contribute to the set of developments required to meet McFarland's RHNA allocation. The policies that would guide project implementation would not change allowed density ranges. McFarland Planning and Community Development Department based on the evaluation in this Initial Study and the Final Program EIR for the 2040 McFarland General Plan find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION is hereby determined.

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

None

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

City of McFarland
Kern County LAFCO