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| File original and one copy with:<br><b>Fresno County Clerk<br/>2221 Kern Street<br/>Fresno, California 93721</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                | Space Below For County Clerk Only.<br><br>CLK-2046.00 E04-73 R00-00    |                           |
| Agency File No:<br><b>IS 8911</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | <b>LOCAL AGENCY<br/>NEGATIVE DECLARATION</b>                                   |                                                                        | County Clerk File No:     |
| Responsible Agency (Name):<br><b>Fresno County</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | Address (Street and P.O. Box):<br><b>2220 Tulare St. Sixth Floor</b>           | City:<br><b>Fresno</b>                                                 | Zip Code:<br><b>93721</b> |
| Agency Contact Person (Name and Title):<br><b>Katie Bolton, Planner</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | Area Code:<br><b>559</b>                                                       | Telephone Number:<br><b>600-4205</b>                                   | Extension:<br><b>N/A</b>  |
| Project Applicant/Sponsor (Name): <b>Joe Coelho</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Project Title: <b>Initial Study No. 8911 and Variance Application No. 4208</b> |                                                                        |                           |
| Project Description:<br>Allow the creation of a substandard-sized 2.01-acre parcel and a 147.56-acre parcel from an existing 149.57-acre parcel within the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                |                                                                        |                           |
| Justification for Negative Declaration:<br>Based upon Initial Study No. 8911 prepared for Variance Application No. 4208, staff has concluded that the project will not have a significant effect on the environment. It has been determined that there would be no impacts to Aesthetics, Air Quality, Energy, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Mineral Resources, Noise, Population and Housing, Public Services, Recreation, Transportation, Utilities and Service Systems, and Wildfire.<br>Potential impacts related to Agricultural and Forestry Resources, Biological Resources, Cultural Resources, Geology and Soils, Land Use and Planning, Tribal Cultural Resources, and Mandatory Findings of Significance were evaluated and determined to be Less Than Significant without requiring project-specific mitigation measures. Standard regulatory conditions of approval will be applied to the project where applicable to ensure compliance with local and state standards. |                                                                                |                                                                        |                           |
| FINDING:<br>The proposed project will not have a significant impact on the environment.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                |                                                                        |                           |
| Newspaper and Date of Publication:<br><b>Fresno Business Journal – September 18, 2026</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                                                                                | Review Date Deadline:<br><b>Planning Commission – October 22, 2026</b> |                           |
| Date:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | Type or Print Signature:<br><b>Ober Ramirez<br/>Senior Planner</b>             | Submitted by (Signature):<br><b>Katie Bolton<br/>Planner</b>           |                           |

State 15083, 15085

County Clerk File No.:

**LOCAL AGENCY  
NEGATIVE DECLARATION**