

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

FILED TULARE COUNTY
SEP 24 2026
ASSESSOR / CLERK-RECORDER BY:
DATE RECEIVED FOR FILING AT TULARE COUNTY CLERK'S

Applicant(s): Moshen Khatib-Rahbar as Trustee
5961 S. Mooney Blvd
Visalia, CA 93277 (559) 624-7183

Project Title: Tentative Parcel Map PPM 26-026

Project Location - Specific: Located at 7918 Road 268, Unit A, Terra Bella, CA 93270, approximately 580 feet east of the intersection of Avenue 78 and Road 268 within the Rural Valley Lands Plan with Agriculture Land use designated area on parcel number **APN: 323-070-018**

Project Location- Section, Township, Range: Section 17, Township 23S, Range 28E Mount Diablo Principal Meridian.

Project Location - City: Terra Bella, CA

Project Location - County: Tulare

Description of Nature, Purpose, and Beneficiaries of Project: Tentative Parcel Map No. PPM 26-026 is to allow a division of 52.32-acre parcel in the AE-10 (Exclusive Agricultural minimum 10-acre) zone into four (4) parcels: Parcel A=13.47-acre, Parcel B= 11.49-acre, Parcel C=13.47 acre, and Parcel D=11.49-acre. The beneficiary is the property owner and his family.

Exempt Status: (check one)

- ☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- ☒ Common Sense Exemption: CEQA Guidelines 15061(b)(3)
- ☐ Categorical Exemption: **CEQA Guidelines Class 1 Section 15301 Existing Facilities (c)**
- ☐ Categorical Exemption: **CEQA Guidelines Class 5 Section 15305 Minor Alterations in Land Use Limitations**

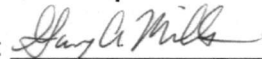
Reasons why project is exempt: Project is common sense exempt, consistent with the California Environmental Quality Act of 1970 (CEQA) and the State CEQA Guidelines, pursuant to Title 14, Cal. Code Regulations Section 15061 (b) (3) pertaining to the Common Sense Exemption. Section 15061 (b) (3) is applicable and appropriate for PPM 26-026 because the proposed Tentative parcel Map will not make any physical change to the environment and will only establish a new property boundary on the ground. The project will not result in significant impacts and will not require additional public services. Conditions of approval are included to reduce impacts.

Environmental Assessment Officer: Reed Schenke, P.E., RMA Director/ EAO

Name of Public Agency Approving Project: County of Tulare

Project Planner/Representative: Nebeyu Daniel Menkir, Planner II

Telephone: (559) 624-7000

Signature:  Date: Sep 23, 2026
Gary A. Mills

Title: Chief Planner,
Environmental Planning Division

Signature:  Date: Sep 23, 2026
Designee
Michael G. Washam, A.C.E.

Title: Associate RMA Director,

☒ Signed by Lead Agency

Date submitted to the LCI/SCH: _____