

RESOLUTION NO. 2026-46

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VISALIA,
ADOPTING A MITIGATED NEGATIVE DECLARATION AND MITIGATION
MONITORING AND REPORTING PROGRAM FOR GENERAL PLAN
AMENDMENT NO. 2025-04, ANNEXATION NO. 2025-04, CLEMENTS
RANCH TENTATIVE SUBDIVISION MAP NO. 5606, AND CONDITIONAL
USE PERMIT NO. 2025-24 (STATE CLEARINGHOUSE NO. 2026050300)

WHEREAS, the Project consists of General Plan Amendment No. 2025-04, Annexation No. 2025-04, Clements Ranch Tentative Subdivision Map No. 5606, and Conditional Use Permit No. 2025-24 (collectively, the "Project"); and; and,

WHEREAS, the City is the Lead Agency pursuant to the California Environmental Quality Act (Public Resources Code Section 21000 et seq.) and the State CEQA Guidelines (California Code of Regulations, Title 14, Section 15000 et seq.); and

WHEREAS, the City prepared an Initial Study, Mitigated Negative Declaration ("MND"), and Mitigation Monitoring and Reporting Program ("MMRP") for the Project (State Clearinghouse No. 2026050300) in accordance with CEQA; and

WHEREAS, the proposed MND was circulated for public review in accordance with CEQA, and all notices required by law were provided; and

WHEREAS, the City Council has independently reviewed and considered the Initial Study, MND, MMRP, technical reports, public comments, staff report, testimony received during the public hearing, and the entire administrative record prior to taking action on the Project.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Visalia as follows:

SECTION 1. The foregoing recitals are true and correct and incorporated herein by this reference.

SECTION 2. The City Council finds:

- A. An Initial Study was prepared in accordance with CEQA Guidelines Section 15063.
- B. Based upon the Initial Study, the City prepared a MND and MMRP in accordance with Public Resources Code Sections 21080(c) and 21081.6 and CEQA Guidelines Sections 15070 through 15075.
- C. The proposed MND (State Clearinghouse No. 2026050300) was circulated for public review for the period of May 7, 2026 through June 6, 2026, in accordance with CEQA. Notice of Intent to Adopt the MND was provided in accordance with CEQA Guidelines Section 15072, including filing with the Tulare County Clerk, submission to the State Clearinghouse, distribution to responsible and trustee agencies, and other notice required by law.

- D. The City Council has considered the MND, MMRP, all comments received during the public review period, all comments received during the public hearing, and the entire administrative record.
- E. The Initial Study, MND, and MMRP reflect the independent judgment and analysis of the City of Visalia.
- F. The mitigation measures identified in the MND have been incorporated into the Project through the MMRP and will avoid or reduce all potentially significant environmental effects to a less-than-significant level.
- G. There is no substantial evidence in light of the whole record before the City Council that the Project, as mitigated, may have a significant effect on the environment.

SECTION 3. The City Council hereby adopts the Initial Study and MND prepared for General Plan Amendment No. 2025-04, Annexation No. 2025-04, Clements Ranch Tentative Subdivision Map No. 5606, and Conditional Use Permit No. 2025-24 (State Clearinghouse No. 2026050300).

SECTION 4. Pursuant to Public Resources Code Section 21081.6, the City Council hereby adopts the MMRP prepared for the Project. All mitigation measures contained therein shall be implemented and monitored in accordance with the Mitigation Monitoring and Reporting Program.

SECTION 5. The documents and materials constituting the administrative record upon which this Resolution is based include, but are not limited to, the Initial Study, MND, MMRP, technical studies, staff reports, written comments, oral testimony, and all other documents comprising the administrative record for the Project.

The record of proceedings is maintained by the Planning and Community Preservation Department, City of Visalia, 315 East Acequia Avenue, Visalia, California 93291. The Planning and Community Preservation Director, or designee, is the custodian of the record.

SECTION 6. The Planning and Community Preservation Director is directed to file a Notice of Determination with the Tulare County Clerk within five (5) working days following project approval pursuant to CEQA Guidelines Section 15075.

SECTION 7. This Resolution shall take effect immediately upon its adoption.

PASSED AND ADOPTED: July 20, 2026

LESLIE B. CAVIGLIA, CITY CLERK

STATE OF CALIFORNIA)
COUNTY OF TULARE) ss.
CITY OF VISALIA)

I, Leslie B. Caviglia, City Clerk of the City of Visalia, certify the foregoing is the full and true Resolution 2026-46 passed and adopted by the Council of the City of Visalia at a regular meeting held on July 20, 2026.

Dated: July 20, 2026

LESLIE B. CAVIGLIA, CITY CLERK

By Reyna Rivera, Chief Deputy City Clerk