

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the Lemoore City Council will conduct a Public Hearing at its Regular Meeting Tuesday, April 5, 2022 at 7:30 p.m. in the Lemoore Council Chamber located at 429 C Street to consider and accept public comment for a request by Lennar Homes for four approvals (described below) to develop a 148-lot single-family residential subdivision, a total land development of 30.3 acres, with total annexation of 40.3 acres. The project site is located on the east side of 18 ¾ Avenue (Liberty Drive) and north of Hanford-Armona Road (APNs: 021-550-001, 002, 003, 004, and 005).

Annexation No. 2021-03 is a request for annexation of 40.3 acres into the City of Lemoore and corresponding detachment from the Kings River Conservation District and the Excelsior Kings River Resource Conservation District.

Pre-Zoning No. 2021-03 is a request to prezone 40.3 acres to Low Density Residential (LDR) in accordance with the City of Lemoore General Plan.

Tentative Subdivision Map Tract 935 is a request to divide 30.3 acres into 148 single-family lots. Access would be from 18 ¾ Avenue (Liberty Drive), W Glendale Avenue, W Spruce Avenue, with one access point for future connection to the south.

Planned Unit Development No. 2021-01 is a request to approve new residential lots with a minimum of 4,320 sq. ft. to a maximum of 10,864 sq. ft. with modified minimum building setbacks.

Given the current Shelter-In-Place covering Kings County and the Social Distance Guidelines issued by Federal, State, and Local Authorities, all upcoming regular and special City Council meetings **will be open to fifteen (15) members of the public on a first come, first served basis and via Zoom.**

This is to advise that the City of Lemoore prepared a Mitigated Negative Declaration (MND) in conformance with the California Environmental Quality Act (CEQA) for the project identified herein. As mandated by State law, a public review period of 20 days was provided from February 18, 2022 to March 9, 2022. The documents referenced in the MND and other application information will be on file in the Office of the Community Development Department of the City of Lemoore. Persons wishing to review information on file must contact staff by phone at (559) 924-6744. Ext. 740 or by email at planning@lemoore.com to make arrangements.

Persons having comments or concerns about the proposed project **must submit your public comments via Zoom during the meeting** or by **submitting public comments by e-mail to: cityclerk@lemoore.com** prior to the end of the public hearing period. In the subject line of the e-mail, please state your name and the item you are commenting on. Persons unable to email comments may send them via USPS mail or other courier. Mailed comments must be received by 5 p.m. the day of the hearing to be entered into record.

If you challenge the proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City at, or prior to, the Public Hearing.

Kristie Baley
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City of Lemoore

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