



Imperial County Planning & Development Services Planning / Building

NOTICE OF INTENT

Jim Minnick
DIRECTOR

NOTICE OF INTENT IS HERBY GIVEN for the preparation of a Negative Declaration Mitigated Negative Declaration for Initial Study #20-0011 for Conditional Use Permit #19-0033 Ian Dibelka pursuant to the *California Environmental Quality Act* and the County of Imperial's *Rules and Regulations to Implement California Environmental Quality Act (CEQA) as amended*.

LEAD AGENCY: Imperial County Planning & Development Services Department (ICPDS)

APPLICANT: Ian Dibelka

PROJECT LOCATION: 132 W. Highway 98, Ocotillo, CA

The project site is is not listed on any list under Government Code Section 65962.5.

PROJECT DESCRIPTION: Applicant is proposing to construct and extract up to one acre foot of water from a residential well

PUBLIC HEARING: An Imperial County Planning Commission public hearing will be conducted on Wednesday, July 22, 2020, at 9:00 a.m. in the County Administration Center (Board Room) located at 940 Main Street, El Centro, CA, 92243 to consider the adoption of the proposed Negative Declaration, in conjunction with the proposed project.

COMMENT PERIOD: 06/26/2020 to 07/15/2020 at 5:00 p.m.

Comments will be accepted for the proposed project during this period. You may submit comments by mail, fax or email at patriciavalenzuela@co.imperial.ca.us. Only comments submitted during the specified period will be considered unless otherwise allowed under CEQA.

DOCUMENT AVAILABILITY: All required documents for the project are available at the ICPDS office located at 801 Main St. El Centro, CA 92243 during normal working hours of 8:00 a.m. to 5:00 p.m., Monday through Friday.

Sincerely,

Jim Minnick, Director
Planning & Development Services

POST FOR 30 DAYS

POSTED

JUN 29 2020

**IMPERIAL COUNTY CLERK-RECORDER
CALIFORNIA**

**Assessment Form
(County of Imperial)**

Initial Study # 20-0011 Date: 06/26/2020

Project type/name: Conditional Use Permit #19-0033 Ian Dibelka

Applicant's name: Ian Dibelka

Applicant's address: 132 West highway 98. Ocotillo, CA

Name of person preparing Initial Study: Patricia Valenzuela, Planner IV

Signature of person preparing Initial Study: 

I. Project Information

- a. Assessor's Parcel Number: 033-360-038-000
- b. Street address: 132 W Highway 98, Ocotillo, CA
- c. Cross street: Route 115
- d. Township/Section/Range: T12S, R14E
- e. Project area (acres) : +/- 160 Acres

II. General Plan Consistency

- a. General Plan Designation. Ocotillo/Nomirage Community Plan
- b. Is Project in an Urban area? No
- c. Name of Urban area. N/A
- d. Is Project within an adopted Specific Plan area? No
- e. Name of Specific Plan area. N/A
- f. Existing zoning. R1/L40 (Residential/limited 40 acre parcel)
- g. Proposed zoning, if any. N/A
- h. Adjacent zoning. R1/L40
- i. Is proposal consistent with the site's existing or proposed zoning? Yes

j. Is proposal compatible with existing or surrounding zoning or can it be made compatible?

Yes _____

k. Is the proposal consistent with a Specific Plan for the area?

N/A _____

l. Is the proposal compatible with existing plans and planned surrounding land uses or can it be made compatible?

Yes _____

m. Is the proposal consistent with the land use designation and policies of the 1993 General Plan?

Yes _____

Comments: (if any)

None.
