

FINDINGS - EXHIBIT A
Lot Line Adjustment COAL 14-0081 (SUB2014-00017/Belridge Park II, LLC)

Environmental Determination

- A. The Environmental Coordinator, after completion of the initial study, finds that there is no substantial evidence that the project may have a significant effect on the environment, and the preparation of an Environmental Impact Report is not necessary. Therefore, a Negative Declaration (pursuant to Public Resources Code Section 21000 et seq., and CA Code of Regulations Section 15000 et seq.) has been issued on October 30, 2014 for this project. Mitigation measures are proposed to address Agricultural Resources, Air Quality, Cultural Resources Public Services and Utilities, Recreation and Water and are included as conditions of approval.

Lot Line Adjustment

- B. The proposed Lot Line Adjustment consists of two existing, adjoining, legal parcels (Parcel 2 and Parcel 3) created by the recordation of Parcel Map CO 74-108 on August 30, 1974 (Book 15, Page 44 of Parcel Maps).
- C. The proposed Lot Line Adjustment is consistent with the provisions of Section 21.02.030 of the Real Property Division Ordinance because the proposed parcels meet minimum parcel sizes for the Residential Single Family land use category and design standards of Title 21.