
Buildability Confirmation Request – APN 240-120-042

Zone-Information <Zone-Information@tularecounty.ca.gov>
To: Andy Maruri <amaruri2001@gmail.com>

Fri, Aug 28, 2026 at 5:10 PM

Good Afternoon Andy,

Thank you for your email.

I've reviewed APN 240-120-042 located at 249 S. Westwood Road in Porterville. The parcel is zoned **AE-20**, and although it is below the 20-acre minimum, it is considered a **legal lot of record** due to the previously recorded Lot Line Adjustment (PLA 94-064). Because of that, the parcel **is legally buildable for one single-family residence**.

No special exceptions or variances are required beyond the standard AE-20 development requirements. The home will still need to meet all applicable zoning setbacks, access requirements, and Environmental Health standards for water and septic.

I have also attached the ordinance for this zone to this email with setback requirements and permitted uses for your convenience.

If you have any additional questions, feel free to let me know.

Best Regards,



COUNTY OF TULARE
Resource Management Agency
Zone Information

Email: Zone-Information@tularecounty.ca.gov

RMA Department Phone: 559-624-7000

Planning Inquiry: 559-624-7106

Tulare County RMA

5961 S. Mooney Boulevard, Visalia, CA

Monday – Friday; 9:00 a.m. – 4:30 p.m.

From: Andy Maruri <amaruri2001@gmail.com>
Sent: Friday, August 28, 2026 2:39 PM
To: Zone-Information <Zone-Information@tularecounty.ca.gov>
Subject: Buildability Confirmation Request – APN 240-120-042

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