

Notice of Exemption

Appendix E

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

County Clerk
County of: San Diego
1600 Pacific Highway, Suite 260
San Diego, CA 92101

From: (Public Agency): City of El Cajon
200 Civic Center Way
El Cajon, CA 92020

(Address)

Project Title: CUP-2020-0001 - Broadway Banquet Hall

Project Applicant: Hani Toma; 1120 Broadway El Cajon, CA 92020 (619) 466-0000

Project Location - Specific:

1120 Broadway El Cajon, CA 92020, APNs: 488-212-21-00 and 488-212-22-00

Project Location - City: El Cajon Project Location - County: San Diego

Description of Nature, Purpose and Beneficiaries of Project:

Minor Amendment to a Specific Plan for an 750 sq. ft. addition to an existing 78,000 sq. ft., 100-unit senior apartment building. Additional improvements include new landscaping, ADA improvements, and changes to the exterior to improve the quality of life for residents.

Name of Public Agency Approving Project: City of El Cajon

Name of Person or Agency Carrying Out Project: Hani Toma; (619) 466-0000

Exempt Status: **(check one):**

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Categorical Exemption. State type and section number: Sections 15332 (Infill)
- Statutory Exemptions. State code number: _____


Reasons why project is exempt:

The proposed banquet hall with on-sale service is consistent with the General Commercial land use designation and zone and meets all developments standards. The 1.48-acre project site is previously developed, served by utilities and within a fully urbanized area, has no value as habitat for endangered, rare, or threatened species, and would not result in significant effects.

Lead Agency
Contact Person: Melissa Devine Area Code/Telephone/Extension: 619-441-1773

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature:  Date: 04-07-2021 Title: Planning Manager

Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: _____