

Notice of Exemption

Form D

To: Office of Planning and Research
PO Box 3044, 1400 Tenth Street, Room 212
Sacramento, CA 95812-3044

From: City of Laguna Beach
Community Development Department
505 Forest Avenue
Laguna Beach, CA 92651

Orange County Clerk-Recorder
Laguna Hills Civic Center
24031 El Toro Road, Suite 150
Laguna Hills, CA 92653

Project Title: Living area, deck and garage additions to a single-family dwelling

Project Location: APN 056-091-17, City of Laguna Beach, Orange County

Project Address: 31502 Mar Vista Drive

Project Description: Design Review for additions including upper level (265 square feet), new vehicular access to a new 632 square-foot two-car garage below the existing deck, elevated deck additions (130 square feet), grading, retaining walls, and landscaping.

Name of Public Agency Approving Project: City of Laguna Beach Design Review Board/ Board of Adjustment

Name of Person or Agency Carrying Out Project:

Mansour Ahmadi, Designer, 303 Broadway Street, Laguna Beach, CA 92651 (949) 715-9990

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. Section 15301, Class 1(e)(1)
- Statutory Exemption. State code number:

Reasons why project is exempt: In accordance with the California Environmental Quality Act (CEQA) Guidelines, the project is categorically exempt pursuant to Section 15301 – Existing Facilities, in that the project consists of the repair, maintenance, or minor alterations of existing structures or topographical features, involving negligible or no expansion of existing or former use.

Lead Agency Contact Person: Daniel Latham, Planning Technician

Phone Number: (949) 464-6612

Signature: Daniel Latham

Date: 6/1/21

Title: Planning Technician