

City of Rancho Santa Margarita
22112 El Paseo
Rancho Santa Margarita, CA 92688
(949) 635-1800

NOTICE OF EXEMPTION

To: X County of Orange Clerk-Recorder
601 N. Ross Street
Santa Ana, CA 92701

X Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814
Submitted via <https://ceqasubmit.opr.ca.gov>

Project Title and File Number: Tentative Parcel Map No. 2022-132 (Planning Application RSM 21-010)

Project Applicant: Orly Taitz
29839 Santa Margarita Parkway, Suite 100
Rancho Santa Margarita, CA 92688

Telephone Number: (949) 683-5411

Project Location: 29839 Santa Margarita Parkway
Rancho Santa Margarita, CA 92688

Project Description: Tentative Parcel Map No. 2022-132, a request to subdivide a 35,414 square foot parcel (29839 Santa Margarita Parkway, Rancho Santa Margarita, California 92688) into a three-unit commercial condominium; and to adopt Categorical Exemption in accordance with the California Environmental Quality Act. No construction or other site alteration is requested with this application.

Public Agency Approving Project: City of Rancho Santa Margarita

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, section and class number)

Section 15301 Class 1: Existing Facilities

Reasons why project is exempt: Pursuant to California Environmental Quality Act (CEQA) Guidelines Section 15301, the proposed project is exempt from CEQA under the Class 1 (Existing Facilities) categorical exemption since the project involves the continued operation of the shopping center. Creating a three-unit commercial condominium will not result in additional vehicle traffic or expanding any of the existing buildings. The existing uses would continue to operate as they do without the map. Furthermore, all necessary public services and facilities are already currently available, would continue to be available to the site, and approval of the proposed project would not result in significant adverse effects relating to traffic, noise, air quality, or water quality.

Lead Agency: City of Rancho Santa Margarita

Contact Person: David Blumenthal, AICP, Contract Planner **Telephone:** (949) 635-1800

If filed by Applicant: N/A

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: David Blumenthal

Name and Title: David Blumenthal, AICP, Contract Planner

Date: August 4, 2022