

NOTICE OF EXEMPTION

To: Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

From: Riverside Unified School District

3070 Washington Street

Riverside, CA 92504

County Clerk
County of Riverside

2724 Gateway Drive

Riverside, CA 94533

Project T.E.A.M Improvement Project
Project Title

6666 School Circle Drive
Project Location - Specific

Riverside
Project Location - City

Riverside
Project Location - County

The Project T.E.A.M. facility provides education and training to individuals with disabilities. The proposed project involves the removal of an office building (Building T) and ten portable buildings from the project site (five have already been removed). The project involves the construction of two new buildings, and the relocation of two existing portable classrooms for Riverside Adult School and Adaptive PE. Upgrades to the parking lot and landscaping are also part of the project..

Description of Nature, Purpose, and Beneficiaries of Project

Riverside Unified School District
Name of Public Agency Approving Project

Riverside Unified School District
Name of Person or Agency Carrying Out Project

Exempt Status: (check one below)

- 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: §15301 Class 1, Existing Facilities, §15302 Class 2, Replacement or Reconstruction, and §15314 Class 14, Minor Additions to Schools
- Statutory Exemptions. State code number: _____

The District plans to remove an office building (Building T) and a total of ten portable classrooms of which five have already been demolished and replace them with two new buildings and to upgrade the parking lot and landscaping on an existing school campus located at 6666 School Circle Drive in Riverside California. No changes to the type of activities and events and frequency of use would occur after completion of the project. The project is exempt under categorical exemptions Class 1, 2, and 14.

Additionally, the proposed project was also reviewed for possible exceptions under Section 15300.2 and found that the exceptions do not apply. See Attachment to Notice of Exemption for further explanation of the evaluation, which is available at the Riverside Unified School District Office, 3070 Washington Street, Riverside, CA 92504.

Reasons why project is exempt

Anazele Gonzalez, Director
Contact Person:

(951) 788-7496 EXT: 84704
Area Code/Telephone/Extension:

If filed by applicant:

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

Date

Received for

Filing:

Signature:



Title:

Director, Planning & Dev.

Attachment to Notice of Exemption

Project T.E.A.M. Improvement Project

Riverside Unified School District

SUPPLEMENTAL INFORMATION

Project T.E.A.M. is an adult school that provides education and training to individuals with disabilities operated by the Riverside Unified School District(District). The District plans to remove a total of ten portable classrooms and replace them with five new buildings and to upgrade the parking lot and landscaping. This supplemental information provides justification for the Categorical Exemption pursuant to the California Environmental Quality Act (CEQA) Guidelines under California Code of Regulations, §15301 Class 1, Existing Facilities, §15302 Class 2, Replacement or Reconstruction, and §15314 Class 14, Minor Additions to Schools.

1. EXISTING CONDITIONS

PROJECT LOCATION

The Project T.E.A.M. campus is located at 6666 School Circle Drive in the City of Riverside in Riverside County, California. Regional access to the campus is from State Route 91 (SR-91), approximately 0.7 mile to the east of the campus. The campus is bound by commercial properties to the north, School Circle Drive to the north, west, and south, and Magnolia Avenue to the east. See Figure 1, *Local Vicinity*, and Figure 2, *Aerial Photograph*.

Existing Conditions

The Riverside Unified School District provides a life skill vocationally based curriculum to individuals with significant disabilities ranging in age from 19-22 years old. The curriculum model, Transition Education Adjustment Model, is known as Project T.E.A.M. There are 56 students in the program currently. The project site is currently developed with one building (Building T) and five portable classroom buildings (there were an additional five portables recently removed from the project site). The existing campus, which includes the Riverside Adult School, includes permanent structures, portables, surface parking, hardtop, and landscaping. The campus is surrounded by a fencing, which controls access to the campus.

Program Purpose

The purpose of Project T.E.A.M. is to smooth the transition from traditional school-age programs for young adults with severe disabilities to the possibility of meaningful real-life practical work experiences. Due to the cooperative participation of many local businesses and community agencies, Project T.E.A.M. students receive work training experiences in a wide variety of real work environments. An on-site work activity center teaches on-task behavior and task completion and provides a service to community business partners. Functional academics necessary for adult independence are emphasized in a classroom setting.

GENERAL PLAN AND ZONING

The campus is zoned Public Facility and has a General Plan land use designation of Public Facilities and Institutions.

SURROUNDING LAND USES

The campus is primarily surrounded by a mix of multi-family and single-family residential and commercial uses. Residences are located to the north and west (across School Circle Drive) and commercial properties are located to the north, east, and south of the project site (across School Circle Drive and Magnolia Avenue).

2. PROJECT DESCRIPTION

The proposed project involves the removal of one building and 10 portable buildings from the project site (5 have already been removed) and the construction of two new modular buildings on concrete foundations, relocation of two (2) existing portable classrooms, and upgrades to the parking lot and landscaping. See Figure 3, *Site Plan*. The project will not increase the enrollment of students but will enhance work experience for individuals with disabilities.

- Proposed Building A will include an administration area, offices, health office, work room, workshop/vocational laboratory, a mock apartment, staff lounge, one classroom for flex space, and restrooms.
- Proposed Building B will include four classrooms, a hygiene and sensory room, and four restrooms.
- A relocatable building will be placed next to two existing portable where one is currently used for storage, and another is used as a classroom. The center portable will be used as a mock store.
- A canopy shade structure will be constructed in a new courtyard to the north of proposed Building A.
- A relocatable building will be placed south of proposed Building A for adaptive physical education.

CONSTRUCTION

The proposed project would occur within the school campus boundary and no off-campus work would occur. School administration and the construction contractor will work together to coordinate and stay informed about construction activities, location, and schedule. Contractors will adhere to noise regulations to minimize campus disturbances.

3. REASONS WHY THE PROJECT IS EXEMPT

The proposed project is exempt from further environmental documentation under the California Environmental Quality Act (Public Resources Code §§ 21000 et seq.) categorical exemption Class 1, Class 2, and Class 14:

Class 1, Existing Facilities (CEQA Guidelines § 15301) Class 1 consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use.

Class 2, Replacement or Reconstruction (CEQA Guidelines § 15302) Class 2 consists of replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced. The removal of portable classrooms and construction of a replacement building is included in this exemption.

Class 14, Minor Additions to Schools (CEQA Guidelines § 15314) Class 14 consists of minor additions to existing schools within existing school grounds where the addition does not increase original student capacity by more than twenty-five (25) percent or ten (10) classrooms, whichever is less. The addition of portable classrooms is included in this exemption.

The project involves the removal of one building (Building T) and 10 portable buildings and the construction of two new modular buildings, the relocation of two existing portables and the construction of a new shade structures. The project is not intended to increase the enrollment but to serve the existing population of individuals with disabilities in the district. Therefore, the proposed project meets the criteria for an exemption under CEQA Guidelines § 15301, § 15302, and § 15314.

4. REVIEW OF EXCEPTIONS TO THE CATEGORICAL EXEMPTION

The project has been reviewed under CEQA Guidelines § 15300.2 - Exceptions, for any characteristics or circumstances that might invalidate findings that the project is exempt from CEQA. Each exception is listed below and is followed by an assessment of whether that exception applies to the project.

- (a) **Location.** Classes 3, 4, 5, 6, and 11 are qualified by consideration of where the project would be located—a project that is ordinarily insignificant in its impact on the environment may in a particularly sensitive environment be significant. Therefore, these classes are considered to apply all instances, except where the project may impact on an environmental resource of hazardous or critical concern where designated, precisely mapped, and officially adopted pursuant to law by federal, state, or local agencies.

The proposed Class 1, Class 2, and Class 14 categorical exemptions do not fall within the classes that may be subject to an exception due to location. Nevertheless, this exception is addressed.

The project site is an existing school campus surrounded by a developed community in the City of Riverside. The campus has buildings, asphalt hardcourts and parking lots, and ornamental landscaping. Due to the school's developed nature and frequent human disturbance, it does not contain any sensitive biological species or habitat. No mapped wetlands exist on the site (FWS 2022). See section (e) below, for a discussion of hazardous materials and substances. Therefore, this exception does not apply to the project.

- (b) **Cumulative Impacts.** All exemptions for these classes are inapplicable when the cumulative impact of successive projects of the same type in the same place, over time is significant.

The proposed improvements are the only known and planned improvements at the campus during the planned construction. There are no other known successive projects—planned, approved, or under construction—of the same type at and/or near the project site that when combined with the proposed project would result in a cumulative environmental impact. No significant cumulative impact would occur, and the cumulative impacts exception would not apply to project implementation at the campus.

- (c) **Significant Effects.** A categorical exemption shall not be used for an activity where there is a reasonable possibility that the activity will have a significant effect on the environment due to unusual circumstances.

The project site currently operates as a school and is surrounded by development. There is no reasonable possibility that the proposed project would have a significant effect on the environment due to unusual circumstances. Proposed improvements will not alter the existing uses. The construction manager will execute construction per current local, state, and federal laws, regulations; construction Best Management Practices; and District standards and guidelines. Implementation of the proposed project will not adversely affect circulation in and surrounding the campus, as substantiated above in Section 3(d), *Traffic*. Therefore, this exception does not apply to the proposed project.

- (d) **Scenic Highways.** A categorical exemption shall not be used for a project which may result in damage to scenic resources, including but not limited to, trees, historic buildings, rock outcroppings or similar resources, within a highway officially designated as a state scenic highway.

There are no designated State scenic highways near the project site. SR-91 from SR-55 Santa Ana Canyon to I-15, which is approximately 9.7-mile southwest of the project site is designated as Eligible for designation. The closest officially designated state scenic highway is the portion of SR-91 from SR-55 to the eastern city limits of Anaheim (Caltrans 2022). The proposed project would not affect scenic resources along any officially designated or eligible scenic highways. Therefore, this exception does not apply to the proposed project.

(e) **Hazardous Waste Sites.** A categorical exemption shall not be used for a project located on a site which is included on any list compiled pursuant to Government Code § 65962.5.

California Government Code Section 65962.5 requires the compiling of lists of the following types of hazardous materials sites: hazardous waste facilities subject to corrective action; hazardous waste discharges for which the State Water Quality Control Board has issued certain types of orders; public drinking water wells containing detectable levels of organic contaminants; underground storage tanks with reported unauthorized releases; and solid waste disposal facilities from which hazardous waste has migrated.

Five environmental data bases were searched for hazardous materials sites on the project site and within a quarter mile radius:

- » GeoTracker, State Water Resources Control Board (SWRCB 2022)
- » EnviroStor, Department of Toxic Substances Control (DTSC 2022)
- » EJScreen, US Environmental Protection Agency (USEPA 2022a)
- » EnviroMapper, US Environmental Protection Agency (USEPA 2022b)
- » Solid Waste Information System, California Department of Resources Recycling and Recovery (CalRecycle 2022)

The site address is listed as a generator of hazardous waste on the EnviroMapper website. There are no violations recorded for the project site and appears to be for lawful disposal of waste. The project site was not identified on any of the other databases. Therefore, the proposed project would not create hazards related to the disturbance of, or exposure to, a hazardous waste site. This exception does not apply to the proposed project.

(f) **Historical Resources.** A categorical exemption shall not be used for a project which may cause a substantial adverse change in the significance of historical resources. Under Public Resource Code § 21084.1, a historical resource is a resource listed in or determined to be eligible for listing in the California Register of Historical Resources. Additionally, historical resources included in a local register of historical resources are presumed to be historically or culturally significant, and a lead agency can determine whether the resource may be an historical resource.

There are no historic resources on or within a 0.25-mile radius of the project site that are listed on the National Register of Historic Places (NPS 2022), the California Register of Historical Resources (OHP 2022), a California State Historical Landmark (OHP 2022). The Palm Elementary School building is listed by the City of Riverside as a historic landmark as it was designed by G. Stanley Wilson and operated from 1927 to 1974. From 1976 to the present, it has operated as part of Riverside Unified School District Community Education program. The proposed project will occur west of the Palm Elementary School building and will not make any changes to it. Project implementation will not cause significant impacts to historical resources, and the historical resources exception will not apply to this project.

5. CONCLUSION

The proposed project at 6666 School Circle Drive is exempt from CEQA review pursuant to CEQA Guidelines Section 15332. As substantiated in this document, the proposed project does not meet the conditions specified in § 15300.2, Exceptions, of the CEQA Guidelines, and the project is categorically exempt under Class 1, Class 2, and Class 14.

6. REFERENCES

California Department of Resources Recycling and Recovery (CalRecycle). 2022, June (accessed). SWIS Facility/Site Search. <https://www2.calrecycle.ca.gov/WhereToRecycle/>

- California Department of Transportation (Caltrans). 2022. Scenic Highways. <https://dot.ca.gov/programs/design/lap-landscape-architecture-and-community-livability/lap-liv-i-scenic-highways>.
- Department of Toxic Substances Control (DTSC). 2022, June (accessed). EnviroStor. <https://www.envirostor.dtsc.ca.gov/public/map/>
- National Park Service (NPS). 2022, January 25 (accessed). National Register of Historic Places. <https://www.nps.gov/maps/full.html?mapId=7ad17cc9-b808-4ff8-a2f9-a99909164466>.
- Office of Historic Preservation (OHP). 2022, January 25 (accessed). California Historical Resources. <https://ohp.parks.ca.gov/ListedResources/?view=county&criteria=48>.
- State Water Resources Control Board (SWRCB). June 2022 (accessed). GeoTracker. <https://geotracker.waterboards.ca.gov/map/?CMD=runreport&myaddress=vallejo+ca>
- US Environmental Protection Agency (USEPA). 2022a, June (accessed). EJSCREEN. <https://ejscreen.epa.gov/mapper/>.
- _____. 2022b, June (accessed). EnviroMapper for EnviroFacts. <https://www3.epa.gov/enviro/index.html>.
- U.S. Fish & Wildlife Service (FWS). 2022, June. National Wetlands Inventory – Wetlands Mapper. <https://www.fws.gov/wetlands/data/mapper.HTML>.

