

Notice of Exemption

To: Marin County
Assessor - Recorder - County Clerk
3501 Civic Center Drive, Suite 208
San Rafael, CA 94903

From: Ross Valley School District
100 Shaw Drive
San Anselmo, CA 94960

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

Project Title: Portion Red Hill Site Lease to Oak Hill School

Project Location - Specific: Red Hill Site, 110 Shaw Drive, San Anselmo, CA 94960

Project Location - City: San Anselmo

Project Location - County: Marin

Description of Nature, Purpose, and Beneficiaries of Project:

The project consists of a lease of a portion of the District’s administrative facilities, commonly known as the Red Hill Site. The District’s governing board previously made a declaration and determination to remove the Red Hill Site as surplus to the District’s program; since then, staff has been utilizing portions of the property for various District purposes. This project will be leasing a portion of the Red Hill Site to a non-public school named Oak Hill School for housing approximately twenty (20) currently enrolled students.

Name of Public Agency Approving Project: Ross Valley School District

Name of Agency Carrying Out Project: Ross Valley School District

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: **Class 1: Sec. 15301 – Existing Facilities; Class 14: Sec. 15314 – Minor additions to schools**
- Statutory Exemptions:
- Other: **Common Sense Exemption: Sec. 15061(b)(3)**

Reasons Why Project Is Exempt: Leasing of the District’s Red Hill Site to Oak Hill School consists of the ongoing operation and leasing of existing public facilities, specifically a portion of one building, involving negligible or no expansion of use beyond that existing at the time of the District’s determination, as provided in the Class 1 exemption for Existing Facilities. “Operation” includes all running and management of existing structures, facilities and programs, whether such running and management has physical effects or not, and whether or not the activities are continuous; leasing to Oak Hill School falls under this scope. In addition, leasing to Oak Hill School can be accomplished without necessitating expansion of the Red Hill Site beyond what is allowed, and currently existing, under a Class 14 categorical exemption for minor additions to schools. Specifically, the addition does not increase original student capacity by more than 25% or ten classrooms, whichever is less. Finally, under the common sense exemption of 15061, it can be seen with certainty that there is no possibility that the proposed project involves any activity that may have a significant effect on the environment, as such, the project is not subject to CEQA.

Lead Agency

Contact Person: Chris Carson

Area Code/Telephone: (415) 451-4075

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:** 6/15/2023 **Title:** Superintendent

Signed by Lead Agency **Signed by Applicant**