



City of Temecula

Community Development

41000 Main Street • Temecula, CA 92590
Phone (951) 694-6400 • TemeculaCA.gov

VIA-ELECTRONIC SUBMITTAL

CEQAProcessing@asrclrec.com

November 2, 2023

Supervising Legal Certification Clerk
County of Riverside
P.O. Box 751
Riverside, CA 92501-0751

SUBJECT: Filing of a Notice of Exemption for Planning Application Number PA23-0236, A Modification Application to a Conditional Use Permit to revise Conditions of Approval related to operating hours for a new restaurant (Kalaveras). The proposed revisions will allow the restaurant to remain open until 12:00 AM on Fridays and Saturdays. Additionally, Saturday and Sunday opening hours will begin at 10:00 AM. The restaurant must open at 11:00 AM on Saturdays and Sundays and close at 11:00 PM on Fridays and Saturdays under the current Conditional Use Permit.

Dear Sir/Madam:

Enclosed is the Notice of Exemption for the above referenced project. In addition, pursuant to Assembly Bill 3158 (Chapter 1706) the Applicant will pay for the County Administrative fee to enable the City to file the Notice of Exemption required under Public Resources Code Section 21152 and 14 California Code Regulations 1507. The payment of the \$50.00 filing fee is under protest. It is the opinion of the City that the administrative fee has been increased in a manner inconsistent with the provisions of State Law. Under Public Resources Code Section 21152 and 14 California Code Regulations 1507, the County is entitled to receive a \$25.00 filing fee.

Also, please email a stamped copy of the Notice of Exemption **within five working days** after the 30-day posting to the email listed below.

If you have any questions regarding this matter, please contact Eric Jones at email: eric.jones@TemeculaCA.gov.

Sincerely,

Matt Peters
Assistant Director of Community Development

Enclosures: Notice of Exemption Form
Electronic Payment - Filing Fee Receipt

City of Temecula
Community Development
Planning Division

Notice of Exemption

TO: County Clerk and Records Office
County of Riverside
P.O. Box 751
Riverside, CA 92501-0751

FROM: Planning Division
City of Temecula
41000 Main Street
Temecula, CA 92590

Project Title: Kalaveras CUP Modification (PA23-0236)
Description of Project: A Modification Application to a Conditional Use Permit to revise Conditions of Approval related to operating hours for a new restaurant located
Project Location: 28588 Old Town Front Street
Applicant/Proponent: Jose Bahena

The Planning Commission approved the above-described project on November 1, 2023 and found that the project is exempt from the provisions of the California Environmental Quality Act, as amended.

Exempt Status: (*check one*)

- | | |
|--|--|
| <input type="checkbox"/> Ministerial (Section 21080(b)(1); Section 15268); | <input type="checkbox"/> Statutory Exemptions (Section Number:) |
| <input type="checkbox"/> Declared Emergency (Section 21080(b)(3); Section 15269(a)); | <input checked="" type="checkbox"/> Categorical Exemption: (Section 15301, Class 1, Existing Facilities) |
| <input type="checkbox"/> Emergency Project (Section 21080(b)(4); Section 15269(b)(c)); | <input type="checkbox"/> Other: Section 15061(b)(3) |

Statement of Reasons Supporting the Finding that the Project is Exempt:

The application will allow a revision to an existing CUP increasing the closing time on Fridays and Saturdays to accommodate a new restaurant. There are no revisions proposed to the existing site or structure as part of the application. The CUP was originally approved for a restaurant. The new use will also be a restaurant. The additional operational hours on Friday and Saturday evenings represents a negligible expansion of the former use.

Contact Person/Title: Eric Jones, Associate Planner **Telephone Number** (951) 506-5115

Signature: Matt Peters
Matt Peters, Assistant Director of Community Development

Date: 11/2/23

Date received for filing at the County Clerk and Records Office: