



CITY OF ESCONDIDO
PLANNING DIVISION
201 NORTH BROADWAY
ESCONDIDO, CA 92025-2798
760-839-4671

Notice of Exemption

To: Assessor/Recorder/County Clerk
Attn: Fish and Wildlife Notices
1600 Pacific Hwy, Room 260
San Diego, CA 92101
MS: A-33

From: City of Escondido
Planning Division
201 North Broadway
Escondido, CA 92025

Project Title/Case No: PL23-0117 – Minor Plot Plan

Project Location - Specific: Located on the north side of East Valley Parkway and the west side of North Elm Street, addressed as 750 – 760 East Valley Parkway.

Project Location - City: Escondido **Project Location - County:** San Diego

Description of Project: A Minor Plot Plan application (PL23-0117) for the demolition of existing commercial structures, and proposed A/C pavement parking lot expansion with landscaping for an existing Neighborhood Health Care facility located in the Mixed-Use zone of the East Valley Specific Plan. Access to the proposed parking lot is provided from the adjoining alleyway.

Name of Public Agency Approving Project: City of Escondido

Name of Person or Agency Carrying Out Project:

Name: Rob Benedict

Address: 6593 Riverdale St., San Diego, CA 92120

Telephone: 619-727-4800

Private entity School district Local public Agency State agency Other special district

Exempt Status: The project is categorically exempt pursuant to CEQA Guidelines sections 15301 (Existing Facilities).


Reasons why project is exempt:

1. The project involves the demolition of two small existing structures in an urbanized area.
2. The project involves the development of a small accessory parking lot to a neighboring facility, providing 28 spaces to an adjacent commercial use.
3. The project proposes a similar parking ratio to the existing commercial use, and have similar trip generation to the existing commercial and parking facilities.

Lead Agency Contact Person: Alex Rangel

Area Code/Telephone/Extension: 760-839-4542

Signature: 
Alex Rangel, Assistant Planner I


Date

Signed by Lead Agency

Date received for filing at OPR:

Signed by Applicant