



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: "Dingers" Batting Cages / PL23-0457

Project Location - Specific: On the north side of E. Via Rancho Parkway, between Interstate 15 and Bear Valley Parkway, addressed as 272 E. Via Rancho Parkway (Westfield North County Mall; APN: 271-030-20-00).

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

Description of Project: A request for a Minor Conditional Use Permit for an indoor recreation (batting cages) within the existing shopping center (North County Mall). The recreation area would occupy a 3,900 square foot suite with batting cages, netting and commercial pitching machines.

Name of Public Agency Approving Project: City of Escondido

Name of Person or Agency Carrying Out Project:

Name: Francis Garcia

Address: 2178 Gibraltar Lane, Escondido, CA 92029

Telephone: 619-248-5879

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


Exempt Status: The project is categorically exempt pursuant to California Environmental Quality Act (CEQA) Guidelines section 15301 (Existing Facilities).


Reasons why project is exempt:

- The project is consistent with the City of Escondido Zoning Code and General Plan, and no variances are required. The subject parcel is located in a developed area of the City, which has all services, public utilities, and access available on site.
- The request is to establish a batting cages facility inside the existing North County Mall, and does not propose an expansion to the existing building. Approval of the project would not result in any significant effects relating to traffic, air quality, or water quality.
- The site has been completely developed, and has no value as habitat for endangered, threatened, or rare species. The proposed development would not have the potential to cause an adverse impact on the environment and is not subject to further CEQA review.
- Furthermore, none of the exceptions listed under CEQA Guidelines section 15300.2 apply to the proposed project. The project will not result in a cumulative impact from successive projects of the same type in the same place, over time, given the proposed project is consistent with the General Plan policies which were addressed in the General Plan Final EIR. There are no unusual circumstances surrounding the proposed project that would result in a reasonable possibility of a significant effect on the environment in that the area of impact is already disturbed and improved with an existing, permitted commercial shopping center and all proposed changes would occur within the interior of the existing structure on site. The project will not damage scenic resources, including trees, historic buildings, rock outcroppings or similar resources, because the proposed project would be located wholly within the interior of existing structures and involve a change of use within a developed suite. The project area is not environmentally sensitive as it is the interior of an existing structure.

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