

# ENDORSED

MAR 29 2024

JOHN TUTEUR  
Napa County Recorder - County Clerk  
By: John Spence  
DEPUTY RECORDER - CLERK

## NOTICE OF EXEMPTION

City of American Canyon  
4381 Broadway St, Suite 201  
American Canyon, CA 94503  
707-647-4337

2024-025

To:  Office of Planning and Research  
PO Box 0334  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

Napa County Clerk  
1127 First Street – Ste A  
Napa, CA 94559

**PROJECT TITLE:** Napa Junction Mini Storage Design Permit and Variance (PL22-0031)

**PROJECT LOCATION – Specific:** 4484 Hess Road, American Canyon, Napa County, CA 94503

**APN:** 058-320-003 and 058-320-002

**PROJECT LOCATION - CITY (NEAREST):** American Canyon

**PROJECT LOCATION - COUNTY:** NAPA

**PROJECT DESCRIPTION:** RH Hess Development proposes a Design Permit and Variance for redevelopment of a construction yard and boat and RV storage yard, into a 540-unit mini storage facility at 4484 Hess Road in the General Industrial Zoning district. The proposed storage units will range in size from 100 to 300 square feet.

**NAME OF PUBLIC AGENCY APPROVING PROJECT:** City of American Canyon Planning Commission

**NAME OF PERSON OR AGENCY CARRYING OUT PROJECT:** Tyler Hess, RH Hess Development, 3423 Broadway – Suite D5, American Canyon, CA 94503. Phone #707-255-8075

**EXEMPT STATUS (CHECK ONE):**

Ministerial [Sec. 21080(b)(1); 15268];

Declared Emergency [Sec. 21080(b)(3); 15269(a)];

Emergency Project [Sec. 21080(b)(4); 15268(b)(c)];

Categorical Exemption. State type and section number: **Class (Type): Class 1 Section #15301, Existing Facilities and Class 4 Section # 15304, Minor Alterations of Land**

Statutory Exemptions. State code number:

General Rule: [Sec.15061(b)(3)]

**REASONS WHY PROJECT IS EXEMPT:** The project is appropriate for exemption under CEQA Section 15301, Class 1, Existing Facilities because the project redevelops an existing contractor’s yard and vehicle storage facility. Additionally, is appropriate for an exemption under Section 15304, Class 4, Minor Alterations of Land. This exemption is appropriate because the proposed use consists of minor private alterations in the condition of land, water, and/or vegetation which do not involve removal of healthy, mature, scenic trees. The project site does not affect any waterways, wetlands, or officially designated scenic areas.

**Local Agency Contact Person:** William He, AICP, Senior Planner, 707-647-4337, [whe@cityofamericancanyon.org](mailto:whe@cityofamericancanyon.org)

**Signature:**



William He, AICP, Senior Planner  
American Canyon Community Development Department

3/29/2024

Date

Signed by Lead Agency

Date received for filing at OPR: \_\_\_\_\_



State of California - Department of Fish and Wildlife  
**2024 ENVIRONMENTAL DOCUMENT FILING FEE**  
**CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/24) Previously DFG 753.5a

**Print**   **StartOver**   **Save**

RECEIPT NUMBER:  
 28 — 03/29/2024 — 025  
 STATE CLEARINGHOUSE NUMBER (if applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY City of American Canyon Planning Commission	LEAD AGENCY EMAIL whe@cityofamericancanyon.org	DATE 03/29/2024
COUNTY/STATE AGENCY OF FILING Napa	DOCUMENT NUMBER 2024-025	

PROJECT TITLE

**Napa Junction Mini Storage Design Permit and Variance (PL22-0031)**

PROJECT APPLICANT NAME Tyler Hess, RH Hess Development	PROJECT APPLICANT EMAIL	PHONE NUMBER (707)255-8075
PROJECT APPLICANT ADDRESS 3423 Broadway, Suite D5	CITY American Canyon	STATE CA
		ZIP CODE 94503

PROJECT APPLICANT (Check appropriate box)

- Local Public Agency  
  School District  
  Other Special District  
  State Agency  
  Private Entity

CHECK APPLICABLE FEES:

- |   |            |    |       |
|---|------------|----|-------|
| <input type="checkbox"/> Environmental Impact Report (EIR)  | \$4,051.25 | \$ | 0.00  |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)   | \$2,916.75 | \$ | 0.00  |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW         | \$1,377.25 | \$ | 0.00  |
| <br>  |            |    |       |
| <input checked="" type="checkbox"/> Exempt from fee   |            |    |       |
| <input checked="" type="checkbox"/> Notice of Exemption (attach)  |            |    |       |
| <input type="checkbox"/> CDFW No Effect Determination (attach)  |            |    |       |
| <input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)                   |            |    |       |
| <hr/>   |            |    |       |
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00   | \$ | 0.00  |
| <input checked="" type="checkbox"/> County documentary handling fee   |            | \$ | 50.00 |
| <input checked="" type="checkbox"/> Other Receipt# 2024032900013  |            | \$ |       |

PAYMENT METHOD:

- Cash  
  Credit  
  Check  
  Other

**TOTAL RECEIVED** \$ 50.00

SIGNATURE <b>X</b> <i>Lisa Spence</i>	AGENCY OF FILING PRINTED NAME AND TITLE Napa County Clerk, L. Spence, Deputy County Clerk
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