



CALIFORNIA ENVIRONMENTAL QUALITY ACT
Notice of Exemption

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

From: Contra Costa County
Department of Conservation and
Development
30 Muir Road
Martinez, CA 94553

[x] County Clerk, County of Contra Costa

Project Title: Land Use Permit to Establish an Auto Repair Business; County file #CDLP23-02026

Project Applicant: Maria Fernando for Neoworks, 3753 San Pablo Dam Road, El Sobrante, CA 94803 (510) 691-9250

Project Location: 3753 San Pablo Dam Road, El Sobrante 94803, Contra Costa County, Parcel Number: 420-021-022

Lead Agency: Department of Conservation and Development, 30 Muir Road, Martinez, CA 94553

Contact Person: Dominique Vogelpohl (925) 655-2880

Project Description: A Land Use Permit to allow the establishment of an auto repair shop in an existing vacant tenant space where there is already a Valero gas station. The auto repair services that will be provided are related to vehicle maintenance and repair such as brake services, oil change, suspension, transmission, engine tune-ups, and spark plug replacements.

Name of Person or Agency Carrying out Project: Contra Costa County Department of Conservation and Development

Exempt Status:

- [] Ministerial Project (Sec. 21080[b][1]; 15268) [x] Categorical Exemption (Sec.15301(a))
[] Declared Emergency (Sec. 21080[b][3]; 15269[a]) [] General Rule of Applicability (Sec. 15061[b][3])
[] Emergency Project (Sec. 21080[b][4]; 15269[b][c]) [] Other Statutory Exemption (Sec.)

Reasons why project is exempt: Project is categorically exempt under Class 1: California Environmental Quality Act (CEQA) Guidelines Section 15301(a), which exempts the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use. The project will be utilizing an existing building that has been previously used for commercial purposes, including gas and auto service repair. The subject property is located within an established neighborhood where there are public services and facilities. There is no substantial evidence that the project involves unusual circumstances, including future activities, resulting in, or which might reasonably result in, significant impacts which threaten the environment.

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: [Handwritten Signature] Date: 4/1/2024 Title: Planner III

Contra Costa County Department of Conservation and Development

[x] Signed by Lead Agency [] Signed by Applicant

AFFIDAVIT OF FILING AND POSTING

I declare that on [] I received and posted this notice as required by California Public Resources Code Section 21152(c). Said notice will remain posted for 30 days from the filing date.

Signature Title

Applicant

Name: Maria Fernando
Address: 3753 San Pablo Dam Road
El Sobrante, CA 94803
(510) 691-9250

Department of Fish and Wildlife Fees Due

- [] De Minimis Finding - \$0
[x] County Clerk - \$50
[x] Conservation and Development - \$25

Total Due: Receipt #: []