



CITY *of* CLOVIS

PLANNING & DEVELOPMENT

1033 FIFTH STREET • CLOVIS, CA 93612

NOTICE OF EXEMPTION **Conditional Use Permit 2017-004A**

The City of Clovis has determined that the project described below will not have a significant effect on the environment and shall be exempt from the provisions of CEQA. The project listed is exempt pursuant to CEQA Guidelines, Section 15301 (Class 1, Existing Facilities).

Exemption Filed With: Fresno County Clerk, 2221 Kern Street, Fresno, California.
Office of Planning & Research, 1400 10th Street #100, Sacramento, CA

Lead Agency: City of Clovis, 1033 5th Street, Clovis, California.

Project Title: Conditional Use Permit 2017-004A

Project Location: 1710 Shaw Avenue, Clovis, CA 93611, Fresno County

Project Description: A request to approve a conditional use permit to allow a ±1,545 square foot expansion of the veterinary hospital located at 1710 Shaw Avenue.

Project Applicant: Gobind Gill LLC, owner and applicant; Sundeep Grewal, Studio G+S Architects, representative.

Exempt Status: Categorical Exemption, Class 1 (Section 15301), Existing Facilities

Reasons Why Project Is Exempt: The project listed is exempt pursuant to CEQA Guidelines, Section 15301 (Class 1) because the project consists of an existing facility. None of the exceptions identified in CEQA Guidelines Section 15300.2 apply to the project.

Lead Agency Contact Person: Liz Salazar, Assistant Planner

Telephone Number: (559) 324-2305

Signature: _____

Liz Salazar
Assistant Planner

Date: March 28, 2024

CITY OF CLOVIS
Categorical Exemption
Conditional Use Permit 2017-004A

Pursuant to Article 19 of the State CEQA Guidelines, the City of Clovis has determined that the project described below will not have a significant effect on the environment and shall be categorically exempt from the provisions of CEQA.

Lead Agency: City of Clovis
Planning and Development Services

Lead Agency Contact: Liz Salazar, Assistant Planner
(559) 324-2305
Lizs@cityofclovis.com

Applicant: Gobind Gill LLC
1710 Shaw Avenue
Clovis, CA 93611

Project Location: 1710 Shaw Avenue, Clovis, CA 93611, Fresno County

Exemption: Section 15301 (Class 1, Existing Facilities)

Project Description:

Consider Conditional Use Permit 2017-004A, A request to approve a conditional use permit to allow a ±1,545 square foot expansion of the veterinary hospital located at 1710 Shaw Avenue. Gobind Gill LLC, owner and applicant; Sundeep Grewal, Studio G+S Architects, representative.

Determination:

The City has determined that this Project is exempt from CEQA pursuant to CEQA Guideline Section 15301 (Class 1 – Existing Facilities) and the Project would not trigger any of the exceptions identified under CEQA Guidelines Section 15300.2.

The Class 1 categorical exemption exempts projects that consists of 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. One such example identified under the Class 1 Categorical Exemption is the addition to existing structures that would not result in an expansion of more than 2,500 square feet. (Cal. Code Regs., Tit. 14, § 15301, subd. (e)(1).) Here, the Project would only result in an expansion to the existing facilities by ±1,545 square feet, and therefore qualifies for the Class 1 Categorical Exemption.

Exceptions:

CEQA Guidelines Section 15300.2 set forth exceptions to categorical exemptions which must be assessed as part of the determination to use a Categorical Exception. If any of the exceptions apply, a Categorical Exemption cannot be used.

*(a) **Location.** Classes 3, 4, 5, 6, and 11 are qualified by consideration of where the project is to be located - a project that is ordinarily insignificant in its impact on the environment may in a particularly sensitive environment be significant. Therefore, these classes are considered to apply all instances, except where the project may impact on an environmental resource of hazardous or critical concern where designated, precisely mapped, and officially adopted pursuant to law by federal, state, or local agencies.*

This exception does not apply to Class 1 exemptions. Therefore, this exception would not apply to the project.

- (b) **Cumulative Impact.** *All exemptions for these classes are inapplicable when the cumulative impact of successive projects of the same type in the same place, over time is significant.*

The proposed use is allowed in the land use designation and zone district with approval of the requested entitlement(s); therefore, the use and operation would be compatible with the area and would not result in cumulative impacts with the operation of the use. Thus, this exception would not apply to the Project.

- (c) **Significant Effect.** *A categorical exemption shall not be used for an activity where there is a reasonable possibility that the activity will have a significant effect on the environment due to unusual circumstances.*

The Project proposes an addition to an existing veterinary hospital located within an established commercial center. The proposed use is compatible with the existing uses. The Project complements the commercial uses and will not be out of the ordinary as it relates to the character of the surrounding area. Therefore, this exception would not apply to the Project.

- (d) **Scenic Highways.** *A categorical exemption shall not be used for a project which may result in damage to scenic resources, including but not limited to, trees, historic buildings, rock outcroppings, or similar resources, within a highway officially designated as a state scenic highway. This does not apply to improvements which are required as mitigation by an adopted negative declaration or certified EIR.*

The Project site is not located near a scenic highway as it is located within an urban area. Therefore, this exception would not apply to the Project.

- (e) **Hazardous Waste Sites.** *A categorical exemption shall not be used for a project located on a site which is included on any list compiled pursuant to Section 65962.5 of the Government Code.*

The Project site is not located on a site on any list compiled pursuant to Section 65962.5 of the Government Code. Therefore, this exception would not apply to the project.

- (f) **Historical Resources.** *A categorical exemption shall not be used for a project which may cause a substantial adverse change in the significance of a historical resource.*

There are no historical resources on the Project site or within its immediate vicinity. Therefore, this exception would not apply to the project.

Date: March 28, 2024
Prepared By: Liz Salazar
Assistant Planner

Submitted By: 

Liz Salazar
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City of Clovis
Planning & Development Services
(559) 324-2305

Project Location

