

City of Rancho Santa Margarita
22112 El Paseo
Rancho Santa Margarita, CA 92688
(949) 635-1800

NOTICE OF EXEMPTION

To: X County of Orange Clerk-Recorder
601 N. Ross Street
Santa Ana, CA 92701

X Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812

Project Title and File Number: II Sole Patio Expansion (Planning Application RSM 24-006)

Project Applicant: David Hidalgo Architects for Mercado Del Lago Shopping Center
316 South First Avenue
Arcadia, CA 92705

Project Location: 31431 Santa Margarita Parkway, Suites L & M
Rancho Santa Margarita, CA 92688

Telephone No.: (626) 446-4148

Project Description: A Conditional Use Permit (CUP) to allow for outdoor seating and dining and alcoholic beverage retail sales at two tenant suites (L and M), in the courtyard at Mercado Del Lago shopping center, which requires a CUP in the Commercial Neighborhood (CN) Zoning District.

Public Agency Approving Project: City of Rancho Santa Margarita

Exempt Status: (check one)

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec.21080(b)(3);15269(a));
- Emergency Project (Sec. 21080(b)(4);15269(b)(c));
- Categorical Exemption (state type, section and class number)

Section 15301 Class 1: Existing Facilities

Reasons why project is exempt: Pursuant to CEQA Guidelines Section 15301, the proposed project is exempt from CEQA under the Class 1 (Existing Facilities) categorical exemption since the proposed project will occupy an existing tenant suite and outdoor patio area within a developed shopping center that will not increase the building footprint beyond the existing area. All necessary public services and facilities are already available to the proposed project site, and approval of the proposed project will not result in significant adverse effects relating to traffic, noise, air quality, or water quality.


Lead Agency: City of Rancho Santa Margarita

Contact Person: Wendy Starks, Principal Planner

Telephone: (949) 635-1800 Ext. 6704

If filed by Applicant: N/A

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: 
Name & Title: Wendy Starks, Principal Planner
Date: July 3, 2024