

County of Riverside
Facilities Management
3450 14th St, Riverside, CA

FOR COUNTY CLERK USE ONLY

NOTICE OF EXEMPTION

May 14, 2024

Project Name: Approval of Notice to Terminate Lease with City of Calimesa for the Calimesa Library

Project Number: FM042161000200

Project Location: 974 Calimesa Boulevard, south of West Avenue L, Calimesa, CA 92320, Assessor's Parcel Number (APN) 411-080-021

Description of Project: Under a Lease Agreement dated June 23, 2015 (Lease), the City of Calimesa and the County of Riverside/Riverside County Library System (County) mutually agreed to establish a library to serve the needs of the community. The County and the City of Calimesa are currently in the process of demolishing the existing library in June/July of 2024. A new building will be built at the same location with a completion date of Summer 2025. Therefore, the parties have mutually agreed to terminate the existing Lease for the existing library located at 974 Calimesa Boulevard in Calimesa. Pursuant to the Notice to Terminate Lease, the Lease would terminate on March 31, 2024. The Termination of the Lease Agreement is defined as the proposed project under the California Environmental Quality Act (CEQA). The project is the termination of an existing lease which will result allow the City and County to enter into a separate lease for the new library; no expansion of the existing facilities will occur. The construction and operation of a new library in this location was previously found exempt under CEQA and approved by the Board of Supervisors on March 1, 2022 (M.O. 3-25). The current project is limited to the termination of a existing lease and no additional direct or indirect physical environmental impacts would occur.

Name of Public Agency Approving Project: Riverside County


Name of Person or Agency Carrying Out Project: Riverside County Facilities Management

Exempt Status: State CEQA Guidelines Section 15301, Class 1, Existing Facilities Exemption; Section 15061(b) (3), General Rule or "Common Sense" Exemption. Codified under California Code of Regulations Title 14, Article 5, Section 15061.

Reasons Why Project is Exempt: The proposed project is categorically exempt from the provisions of CEQA specifically by the State CEQA Guidelines as identified below. The project will not result in any specific or general exceptions to the use of the categorical exemption as detailed under State CEQA Guidelines Section 15300.2. The project will not cause an impact to an environmental resource of hazardous or critical concern nor would the project involve unusual circumstances that could potentially have a significant effect on the environment. The project would not result in impacts to scenic highways, hazardous waste sites, historic resources, or other sensitive natural environments, or have a cumulative effect to the environment. No significant environmental impacts are anticipated to occur with the termination of the Lease Agreement.

- **Section 15301 – Class 1 Existing Facilities Exemption:** This categorical exemption includes the operation, repair, maintenance, leasing, or minor alteration of existing public or private structures or facilities, provided the exemption only involves negligible or no expansion of the previous site’s use. The Project, as proposed, is limited to the termination of a lease agreement. The termination of the lease agreement would not require any expansion of public services and facilities; therefore, the project is exempt as the project meets the scope and intent of the Class 1 Exemption identified in Section 15301, Article 19, Categorical Exemptions of the CEQA Guidelines.
- **Section 15061 (b) (3) – “Common Sense” Exemption:** In accordance with CEQA, the use of the Common Sense Exemption is based on the “general rule that CEQA applies only to projects which have the potential for causing a significant effect on the environment.” State CEQA Guidelines, Section 15061(b) (3). The use of this exemption is appropriate if “it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment.” *Ibid*. This determination is an issue of fact and if sufficient evidence exists in the record that the activity cannot have a significant effect on the environment, then the exemption applies and no further evaluation under CEQA is required. See *No Oil, Inc. v. City of Los Angeles* (1974) 13 Cal. 3d 68. The ruling in this case stated that if a project falls within a category exempt by administrative regulation or 'it can be seen with certainty that the activity in question will not have a significant effect on the environment', no further agency evaluation is required. With certainty, there is no possibility that the project may have a significant effect on the environment. The proposed termination of the Lease Agreement will not result in any direct or indirect physical environmental impacts. The direct effects from the termination of the Lease Agreement will result in the release of contractual responsibilities for library services by the County. No changes to the existing use would occur. The construction and operation of a new library in this location was previously found exempt under CEQA and approved by the Board of Supervisors on March 1, 2022 (M.O. 3-25). Therefore, in no way, would the project as proposed have the potential to cause a significant environmental impact and the project is exempt from further CEQA analysis.

Therefore, the County of Riverside Facilities Management hereby concludes that no physical environmental impacts are anticipated to occur and the project as proposed is exempt under CEQA. No further environmental analysis is warranted.

Signed:  **Date:** 5-14-2024
 Mike Sullivan,
 County of Riverside, Facilities Management

RIVERSIDE COUNTY CLERK & RECORDER

**AUTHORIZATION
TO BILL
BY JOURNAL VOUCHER**

Project Name: Calimesa Library Lease Termination

Accounting String: 524830-47220-7200400000 - FM042161000200

DATE: May 14, 2024

AGENCY: Riverside County Facilities Management (CEQARIVCOFM)

THIS AUTHORIZES THE COUNTY CLERK & RECORDER TO BILL FOR FILING AND HANDLING FEES FOR THE ACCOMPANYING DOCUMENT(S).

NUMBER OF DOCUMENTS INCLUDED: One (1)

AUTHORIZED BY: **Mike Sullivan, Facilities Management**

Signature: 

PRESENTED BY: **Maribel Hyer, Senior Real Property Agent, Facilities Management**

-TO BE FILLED IN BY COUNTY CLERK-

ACCEPTED BY: -

DATE: -

RECEIPT # (S) -

.

County of Riverside
Facilities Management
3450 14th St, Riverside, CA 92501

Date: May 14, 2024
To: Office of the County Clerk
From: Mike Sullivan, Facilities Management
Subject: **County of Riverside Facilities Management Project # FM042161000200**
Calimesa Library Lease Termination

Riverside County Facilities Management is requesting that you post the attached Notice of Exemption. Attached you will find an authorization to bill by journal voucher for your posting fee.

After posting, please return the document to:

Mail Stop #2600

Attention: Mike Sullivan, Facilities Management,
3450 14th Street, Suite 303, Riverside, CA 92501

If you have any questions, please contact Mike Sullivan at 955-8009 or email at msullivan@rivco.org.

Attachment

cc: file