

Notice of Exemption**Appendix E**

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

County Clerk

County of: Santa Clara

110 West Tasman Drive, 1st Floor

San Jose, CA 95134

From: (Public Agency): City of Morgan Hill

17575 Peak Avenue

Morgan Hill, CA 95037

(Address)

Project Title: SR2024-0003 and EA2024-0001: 740 Tennant Avenue

Project Applicant: Ten South Acquisitions, 445 Central Avenue, Suite 200, Highland Park, IL 60035

Project Location - Specific:

740 Tennant Avenue, Morgan Hill, CA 95037

Project Location - City: Morgan Hill Project Location - County: Santa Clara

Description of Nature, Purpose and Beneficiaries of Project:

259 unit multifamily housing project and amenities located at 740 Tennant Avenue.
Project includes 20 percent very low income units. Filed under SB330 and HAA

Name of Public Agency Approving Project: City of Morgan Hill

Name of Person or Agency Carrying Out Project: Ten South Acquisitions

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 and section number: _____

Statutory Exemptions. State code number: Cal Code Regs Title 14 section 15268

Reasons why project is exempt:

Project is by right housing development not subject to discretionary review per
McCorkle Group v City of St Helena 2018. Project is exempt in accordance with
Section 15268 Statutory Exemptions Ministerial Projects

Lead Agency

Contact Person: Jennifer Carman Area Code/Telephone/Extension: 4083104657

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: Jennifer Carman Date: 8/23/24 Title: Development Services Dir

▪ Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.

Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: _____