

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: San Diego

1600 Pacific Highway

San Diego, CA 92101

From: (Public Agency): Grossmont Union High School District

1100 Murray Drive El Cajon, CA 92020

(Address)

Project Title: Santana High School Bleacher Replacement and Concessions/Restroom Project

Project Applicant: Grossmont Union High School District

Project Location - Specific:

9915 N. Magnolia Ave, Santee, CA 92071

Project Location - City: Santee

Project Location - County: San Diego County

Description of Nature, Purpose and Beneficiaries of Project:

Please see Attachment A.

Name of Public Agency Approving Project: Grossmont Union High School District

Name of Person or Agency Carrying Out Project: Grossmont Union High School District

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: 15302 and 15314

Statutory Exemptions. State code number: _____

Reasons why project is exempt:

Please see Attachment A.

Lead Agency

Contact Person: Lindsey Danner

Area Code/Telephone/Extension: 619-644-8172

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: Lindsey Danner

Date: 9/23/24

Title: Executive Director of

Facilities Management

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: _____

Santana High School Bleacher and Concessions/Restroom Replacement Project Notice of Exemption (NOE)

The Grossmont Union High School District (District), as the Lead Agency under the California Environmental Quality Act (CEQA) proposes to replace the existing bleachers and a construct a new concessions/restroom facility at the athletic field within the Santana High School (HS) campus (hereinafter referred to as the “proposed project”).

Project Location:

The proposed project is located on the Santana HS campus at 9915 N Magnolia Ave, Santee, CA 92071. The proposed project would occur within the existing boundaries of the school. Access to the site is available via 2nd Street.

Existing Conditions:

Santana HS is located within an urbanized area and surrounded by commercial, and residential uses. The school serves ninth through twelfth grades. The athletic field is an existing facility that is used for multiple events and sports for the school.

Description of Project:

The proposed project would include the following:

- Replacement of existing portable visitor bleachers with new permanent aluminum bleachers at the same location within the athletic field;
- Construction of a new 864-square-foot concessions and restroom facility with a new 864-square-foot to serve the athletic field;
- Installation of new ADA path of travel improvements to meet code requirements;
- Reconstruction of the existing discus/shotput area; and
- Minor grading.

The proposed project would serve the existing student enrollment and would not result in an increase in student or program capacity, nor would the project result in an increase of employees at the project site. In addition, there would be no off-site circulation or traffic changes and construction activities would take place on campus.

Applicability of Exempt Status:

The proposed project is subject to CEQA. However, the proposed project is categorically exempt pursuant to CEQA Guidelines Section 15302 – Replacement or Reconstruction, and Section 15314 – Minor Additions to Schools. The proposed project is considered categorically exempt for the following reasons.

Replacement or Reconstruction (Class 2)

Class 2 consists of replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced, including but not limited to (CEQA Guidelines Section 15302).

The proposed project would include the replacement and reconstruction of the existing bleachers and reconstruction of ADA and discus shotput facilities. The project would maintain the same purpose and capacity as is currently present at Santana HS. No change in student capacity is contemplated by this project. Therefore, the proposed project would be Categorical Exempt under Class 2.

Minor Additions to Schools (Class 14)

Class 14 consists of minor additions to existing schools within existing school grounds where the addition does not increase original student capacity by more than 25 percent or 10 classrooms, whichever is less. The addition of portable classrooms is included in this exemption (State CEQA Guidelines Section 15314).

The proposed project would include the replacement and reconstruction of the existing bleachers, construction of a new concessions/restrooms building, and reconstruction of ADA and discus shotput facilities. The proposed improvements are intended to serve the existing student body, which would not induce any increase in student enrollment. In addition, the proposed project does not include the construction of any new classrooms or other facilities that would increase the student capacity of the campus by more than 25 percent. As noted above, no increase in student enrollment or staffing would occur as a result of the proposed project.

Exceptions to Use of a Categorical Exemption (State CEQA Guidelines Section 15300.2):

The following summarizes the determination that the proposed project does not have the potential to trigger any of the exceptions identified in State CEQA Guidelines Section 15300.2 prohibiting the use of a categorical exemption.

- (a) **Location.** The proposed project would occur entirely within the boundaries of an existing high school campus in an urbanized community. As such, all areas on the school site are either paved or disturbed, and therefore are not environmentally sensitive. Surrounding land uses consist of residential and recreational uses. However, the proposed project would not extend into any offsite areas. Therefore, this exception does not apply to the project.
- (b) **Cumulative Impact.** There are no known future projects on the campus or within the surrounding community that, when combined with the proposed project, would result in a cumulatively considerable effect on the environment. Therefore, this exception does not apply to the project.
- (c) **Significant Effect.** There is no reasonable possibility that the proposed activity would have a significant effect on the environment as a result of unusual circumstances. The proposed project would serve an existing school and would not increase student capacity or the number

of classrooms. Furthermore, the proposed project would not change the existing operations at the school. Therefore, this exception does not apply to the project.

- (d) **Scenic Highways.** The proposed project would not result in the demolition of existing structures or the construction of new facilities that would directly or indirectly affect an officially designated scenic highway or scenic resources near a scenic highway. Therefore, this exception does not apply to the project.
- (e) **Hazardous Waste Sites.** A review of the State Water Resources Control Board GeoTracker website and the Department of Toxic Substances Control Envirostor website was conducted on September 19, 2024. Based on the review, the site is not on a list of hazardous materials and all clean up and facilities sites near the project site have closed cases. The proposed project would only require minor ground disturbance. Therefore, this exception does not apply to the project.
- (f) **Historical Resources.** No buildings or other structures considered a historical resource at the Santana HS site will be demolished as part of this project. Therefore, the proposed project would not cause a substantial adverse change in the significance of a historical resource as defined in Section 15064.5 of the State CEQA Guidelines, and this exception does not apply to the project.

References:

EnviroStor. 2024 *Sites and Facilities*. Available at

<https://www.envirostor.dtsc.ca.gov/public/map/?myaddress=9915+N+Magnolia+Ave%2C+Santee%2C+CA+92071>. Accessed on September 19, 2024.

Geotracker. 2024, *Sites and Facilities*. Available at

<https://geotracker.waterboards.ca.gov/map/?CMD=runreport&myaddress=9915+N+Magnolia+Ave%2C+Santee%2C+CA+92071#>. Accessed on September 19, 2024.