



COMMUNITY DEVELOPMENT DEPARTMENT
300 Centennial Way, Tustin, CA 92780
(714) 573-3100

NOTICE OF EXEMPTION

Fee Exempt per Govt. Code Section 6103

Project Title: CONDITIONAL USE PERMIT (CUP) 2024-0008 – 535 E MAIN ST URGENT CARE

Project Location: 535 E MAIN STREET, SUITE A, TUSTIN, CA 92780

Project Location – County: ORANGE

A REQUEST TO AUTHORIZE ESTABLISHMENT OF AN URGENT CARE CLINIC WITHIN A PREVIOUSLY APPROVED 3,458 SQUARE FOOT COMMERCIAL TENANT SPACE ADDITION AT 535 E MAIN STREET SUITE A.

Name and Address of Applicant: MONIKA AND NIKHIL MATHUR
APEX HEALTH PROVIDERS
106 PIXEL
IRVINE, CA 92618

Name of Public Agency Approving Project: CITY OF TUSTIN
300 CENTENNIAL WAY,
TUSTIN, CA 92780

Name and address of Person or Agency Carrying Out Project: MONIKA AND NIKHIL MATHUR
APEX HEALTH PROVIDERS
106 PIXEL
IRVINE, CA 92618

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. Section 15301 (Clinic Use: Class 1, Existing Facilities; Previously Approved Addition: Class 32, Infill)
- Statutory Exemptions (State Code No.)

Reason why project is exempt: THE PROJECT INVOLVES AN INDOOR MEDICAL USE WITHIN A PREVIOUSLY APPROVED TENANT SPACE ADDITION, LOCATED AT 535 E MAIN STREET, THAT WILL REQUIRE ONLY MINOR INTERIOR ALTERATIONS.

Lead Agency Contact Person: Brenna Wengert, AICP

Telephone: 714.573.3174

Date 10-25-24


Jay Eastman, AICP
Assistant Director, Community Development Department