

Notice of Exemption
California Environmental Quality Act



TO: **COUNTY CLERK**
County of Contra Costa
555 Escobar Street
Martinez, CA 94553

STATE OF CALIFORNIA
Office of Planning & Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

2024-00420

FILED

December 10, 2024
KRISTIN B. CONNELLY
CLERK-RECORDER

CITY OF CONCORD
Planning Division
1950 Parkside Drive, MS/53
Building D, Permit Center
Concord, CA 94519

PHONE: (925) 671-3152
FAX: (925) 671-3381

By *Lg*
L. Graham
Deputy Clerk

PROJECT TITLE 1651 Concord Avenue Minor Subdivision	
PROJECT LOCATION - SPECIFIC 1651 Concord Avenue, Concord, California	
PROJECT LOCATION - CITY, COUNTY CITY OF CONCORD, CONTRA COSTA COUNTY	
PROJECT DESCRIPTION Approving a Vesting Tentative Parcel Map for a two-lot subdivision of a 1.87-acre site at 1651 Concord Avenue, APN 112-101-032. No construction.	
NAME OF LEAD AGENCY APPROVING PROJECT CITY OF CONCORD, 1950 Parkside Drive, Concord, 94519 (925) 671-3152	Project Applicant, Address, & Phone Number Will Steadman, 408-438-8060 911 Capitol Expressway Auto Mall San Jose, California 95136
EXEMPT STATUS (Check One) <input type="checkbox"/> Ministerial (Sec. 21080(b)(1); 15268) <input type="checkbox"/> Declared Emergency (Sec. 21080(b)(3); 15269(a)) <input type="checkbox"/> Emergency Project (Sec. 21080(b)(4); 15269(b)(c)) <input type="checkbox"/> Statutory Exemption - CODE NO: _____ <input checked="" type="checkbox"/> Categorical Exemption - CLASS: <u>15</u> SECTION NO: <u>15315</u>	
REASON WHY PROJECT IS EXEMPT The project is (a) consistent with the applicable general plan designation and all applicable general plan policies, as well with applicable zoning designation and regulations; (b) the project is in an urbanized area zoned for commercial; (c) the project is being subdivided into four or fewer parcels and no variances or exceptions are required, all services and access to the proposed parcels to local standards are available; and (d) the parcel was not involved in a division of a larger parcel within the previous 2 years, and the parcel does not have an average slope greater than 20 percent. None of the exceptions to categorical exemptions found in CEQA Guidelines Section 15300.2(c) apply.	
LEAD AGENCY CONTACT PERSON Ben Ulrey	TELEPHONE (925) 671-3152

SIGNATURE <u><i>Ben Ulrey</i></u>	TITLE Assistant Planner	DATE 12/09/2024
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Signed by: Applicant Lead Agency

AFFIDAVIT OF COUNTY CLERK FILING AND POSTING

I declare that on DEC 10 2024 I received and posted this Notice as required by California Public Resources Code Section 2115.2. Said Notice will remain posted for thirty (30) days from the filing date.

By *Lg* Date DEC 10 2024