

Notice of Exemption

Appendix E

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

From: (Public Agency): St Helena Unified School District
465 Main St.
St Helena, CA 94574

County Clerk
County of: Napa
1127 1st St., Suite A
Napa, CA 94559

(Address)

Project Title: St Helena Primary School Roof Replacement and Dry Rot Repair Project

Project Applicant: St Helena Unified School District

Project Location - Specific:
1701 Grayson Avenue, St Helena

Project Location - City: St Helena Project Location - County: Napa

Description of Nature, Purpose and Beneficiaries of Project:

The project would consist of re-roofing all buildings and repairing exterior dry rot at the existing school.
The project would assure continued usability of the buildings into the future.

Name of Public Agency Approving Project: St Helena Unified School District

Name of Person or Agency Carrying Out Project: St Helena Unified 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));
[X] Categorical Exemption. State type and section number: 15301 (Class 1 - Repairs and Maintenance
[X] Statutory Exemptions. State code number: CEQA Guidelines § 15061(b)(3)

Reasons why project is exempt:

The project would qualify for the Class 1 exemption because it would involve repairs of an existing school. It also would qualify for the CEQA General Rule exemption, CEQA Guidelines § 15061(b)(3), which applies where it can be clearly seen that no potentially significant impacts would occur. None of the exceptions to the Class 1 exemption would apply (See attached Discussion).

Lead Agency
Contact Person: Ms. Kay Vang, CBO Area Code/Telephone/Extension: (707) 967-2701

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? [X] Yes [] No

Signature: Kay Vang Date: 3/17/2025 Title: Chief Business Officer

[X] Signed by Lead Agency [X] 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:

ST HELENA PRIMARY SCHOOL ROOF REPAIR PROJECT

NOTICE OF EXEMPTION DISCUSSION

Project Description

Existing Facilities

The St Helena Primary School, located at 1701 Grayson Avenue, St Helena, is owned and operated by the St. Helena Unified School District. The school is in the southwestern area of the Napa County town of St. Helena, in an area of transitioning from residential uses to agricultural uses (vineyards). Single-family residences are located across So. Crane Avenue to the west, vineyards are across the street from the school to the north and south, and St Helena High School campus lies to the east of the Primary School.

Proposed Project

The project would consist of re-roofing and exterior dry rot repair to walls for buildings A, B, C1, C2, D, E, and F at the school. The existing roofing and associated flashing would be removed and a new composition shingle roof would be installed. Dry rot areas would be repaired. The purpose of this project is essential repairs and maintenance of the buildings for use by students and staff.

The project would be constructed between June to August 2025, when school is not in session. No new or expanded uses of the school facilities are proposed as part of this project.

Exemption Analysis

Categorical Exemption Analysis

Class 1 Exemption

The CEQA Class 1 Exemption for Existing Facilities (Guidelines, Section 15301) applies to the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use. The key consideration is whether the project involves negligible or no expansion of use.

The project would comprise re-roofing and exterior repair of existing buildings at the school. It would not affect school capacity and would not add any classrooms.

Exceptions Discussion

Per CEQA Guidelines section 15300.2, exceptions to this categorical exemption can apply where the following occur:

- Cumulative impact of the same type in the same place, over time is significant.
- Significant effect due to unusual circumstances.
- Damage to scenic resources, including but not limited to, trees, historic buildings, rock outcroppings, or similar resources, within a state scenic highway.
- Hazardous Waste Sites included on any list compiled pursuant to Section 65962.5 of the Government Code.
- A substantial adverse change in the significance of a historical resource.

As summarized below, none of these exceptions appear to apply to this project and therefore this exemption would apply:

- The project area is a developed residential neighborhood, and no cumulative development is likely to occur nearby. A photovoltaic solar generating project is proposed at the school with possible concurrent construction. Both projects would be small and with short construction periods, and located on different parts of the school campus. There would be no potential for cumulatively considerable impacts.
- Construction would be repainting and exterior repairs to existing structures, which would not change the exterior appearances of the buildings. Therefore, this impact would be non-significant.
- The site is not on or near a listed hazardous waste site (database search performed February 24, 2025¹).
- The project would not change the building exteriors other than re-roofing and repairing dry rot and other damage/deterioration. It would not demolish or substantially alter any historic structures. Therefore no historic resources would be affected.
- The project is at a fully developed school site and there are not any unusual circumstances that could result in significant environmental impacts at the site.

General Rule Exemption

¹https://www.envirostor.dtsc.ca.gov/public/search?CMD=search&city=st.+Helena&zip=&county=Napa&case_number=&business_name=&FEDERAL_SUPERFUND=True&STATE_RESPONSE=True&VOLUNTARY_CLEANUP=True&SCHOOL_CLEANUP=True&CORRECTIVE_ACTION=True&tiered_permit=True&evaluation=True&operating=True&post_closure=True&non_operating=True&inspections=True&inspectionsother=True

Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to environmental review. In such cases, the activity is covered by the general rule that CEQA applies only to projects that have the potential for causing a significant effect on the environment. (See CEQA Guidelines Section 15061(b)(3)). As described above, the project does not have the potential to result in a significant impact to the physical environment. Therefore this exemption would apply.

Conclusions

As discussed above, the proposed project would fall within the CEQA Class 1 exemption and none of the exceptions to the exemption would apply. In addition, the project would fall under the general Rule Exemption, as it can be seen with certainty no potentially significant impacts would occur.