

NOTICE OF EXEMPTION

TO: County Clerk and Recorder's Office
County of Riverside
2724 Gateway Drive
Riverside, CA 92507

FROM: City of Murrieta
Planning Division
1 Town Square
Murrieta, CA 92562

Project Title: Revised Conditional Use Permit (CUP-2024-00030)
Calvary Chapel Murrieta: Youth Center

Project Applicant: Fausto Reyes, LandArq Inc., 4345 E. Lowell St. Suite M, Ontario, CA 91761
(951) 538-8001

Description of Project: A Revised Conditional Use Permit (CUP) to allow for the construction and operation of a new 4,680 square foot building to be used for assembly – not associated with church services (Youth Center) on 0.31 acres of net disturbance area with associated on-site landscaping within a previously developed church facility (Calvary Chapel Murrieta) (“Project”). The project site is located at 24225 Monroe Ave., on 8.1-acres, comprised of Assessor’s Parcel Numbers (APN): 949-090-038.

Project Site Size: 0.31 acre

Project Location: The project site is located on the southwesterly corner of Monroe Avenue and Troyes Lane, 24225 Monroe Ave., Murrieta, CA 92562. Assessor’s Parcel #: 949-090-038.

Public Agency Approval: On April 9, 2025, the Planning Commission on behalf of the City of Murrieta made the determination that the project is exempt from the provisions of the California Environmental Quality Act (CEQA) guidelines Section 15303 – “New Construction or Conversion of Small Structures” and approved the project.

Exempt Status: *(check one)*

3 Categorical Exemption: Class 3 (Section Number 15303)
 The activity is not subject to CEQA (Section 15061(b)(3))

Statement of Reasons Supporting the Finding that the Project is Exempt: The City of Murrieta determined that the project would qualify to be categorically exempt from CEQA pursuant to Section 15303 – “New Construction or Conversion of Small Structures”, based on the following findings:

Section 15303 (c) is appropriate as the proposed Project involves the construction and location of limited numbers of new, small facilities. This project is an assembly structure that is less than 10,000 square feet and does not involve the use of significant amounts of hazardous substances and all necessary public services and facilities are available, and the surrounding area is not environmentally sensitive. Furthermore, the exceptions listed in 15300.2 would not apply.

Contact Person: Nicholas Thiessen, Assistant Planner **Phone Number:** (951) 461-6414

Signature: _____ Date: 4/10/2025

Received for Filing: (To be completed by the County)

DATE

SIGNATURE/TITLE