

NOTICE OF EXEMPTION

To: _____
Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

From:
City of Garden Grove
P. O. Box 3070
11222 Acacia Parkway
Garden Grove, CA 92842



X
Orange County Clerk Recorder
County Administration South Building
601 N. Ross Street
Santa Ana, CA 92701

Project Title: Site Plan No. SP-155-2025

Project Location - Specific: Northeast corner of Acacia Avenue and Pala Drive, at 7191 Acacia Avenue

Project Location - City: Garden Grove Project Location - County: Orange

Description of Project: A request for Site Plan approval to add 1,806 square feet of building area to an existing industrial building to accommodate additional mechanical equipment. In conjunction with the request, the Planning Commission will consider a determination that the project is categorically exempt from the California Environmental Quality Act (CEQA).

Name of Public Agency Approving Project: Garden Grove Planning Commission

Address: 11222 Acacia Parkway, Garden Grove, CA 92842

Name of Applicant or Agency Carrying Out Project: Leishan Cubit

Address: 4845 Main Street, Yorba Linda, CA 92866

Phone: 714-777-3765 Ext. 102 Email: lcubit@rhermanse.com

_____ Ministerial (Sec. 21080(b)(1); 15268)

_____ Declared Emergency (Sec. 21080(b)(3); 15269(a))

_____ Emergency Project (Sec. 21080(b)(4); 15269(b)(c))

XX Categorical Exemption. State Type and Section Number: Section 15301 "Existing Facilities"

_____ Statutory Exemptions. State code number:

Reasons why project is exempt:


CEQA's Class 1 exemption applies to the operation, repair, maintenance, permitting, leasing, licensing, and minor alterations of existing facilities, with negligible or no expansion of use (CEQA Guidelines §15301), provided that the addition would not result in an increase of more than: (1) 50 percent of the floor area of the structures before the addition, or 2,500 square feet, whichever is less; or (2) 10,000 square feet if: (A) the project is in an area where all public services and facilities are available to allow for maximum development permissible in the General Plan and (B) the area in which the project is located is not environmentally sensitive. The subject site is currently improved with approximately 43,760 square feet floor area for industrial purposes. The applicant is proposing to add 1,806 square feet of building area to house new mechanical equipment, which is less than 10,000 square feet. The site is properly served by all public services and facilities to allow for maximum development, and the site is not in an environmentally sensitive area. Therefore, the proposed project is exempt from CEQA.

Lead Agency

Contact Person: Huong Ly Area Code/Telephone/Extension: (714) 741-5302

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:  Date: 5/5/2025 Title: Planning Manager

Signed by Lead Agency
 Signed by Applicant

Date received for filing at OPR: