



ORANGE COUNTY
CLERK-RECORDER
CEQA FILING COVER SHEET

30-05/08/2025-0332

202585000428

FILED

May 8, 2025

HUGH NGUYEN
CLERK - RECORDER

By [Signature]
Deputy clerk

Complete and attach this form to each CEQA Notice filed with the County Clerk-Recorder

TYPE OR PRINT CLEARLY

Project Title

OCASA CHARTER SCHOOL (TK-12TH)

Check Document being Filed:

- Environmental Impact Report (EIR)
- Mitigated Negative Declaration (MND) or Negative Declaration (ND)
- Notice of Exemption (NOE)
- Other (Please fill in type):

**FILED IN THE OFFICE OF THE ORANGE
COUNTY CLERK-RECORDER ON 05/08/2025**

Posted 05/08/2025 Removed _____

Returned to agency on _____

DEPUTY crsluna

Filing fees are due at the time a Notice of Determination/Exemption is filed with our office. For more information on filing fees and No Effect Determinations, please refer to California Code of Regulations, Title 14, section 753.5.

FILED

MAY 08 2025

HUGH NGUYEN, CLERK-RECORDER

BY: [Signature] DEPUTY

MAYOR
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MAYOR PRO TEM
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COUNCILMEMBERS
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CLERK OF THE COUNCIL
Jennifer L. Hall

CITY OF SANTA ANA

Planning and Building Agency
20 Civic Center Plaza • P.O. BOX 1988
Santa Ana, California 92702
www.santa-ana.org

NOTICE OF EXEMPTION

From the Requirements of the California Environmental Quality Act (CEQA)

To: COUNTY CLERK
County of Orange
P.O. Box 238
Santa Ana, CA 92702

From: City of Santa Ana
Planning & Building Agency
20 Civic Center Plaza M-20
Santa Ana, CA 92702

Project Title: OCASA Charter School (TK-12th)
Project Number(s): DP-2025-4-CHG
Project Location: 1820 E First St

Date of Approval: 05/7/2025

City: Santa Ana County: Orange ER Number: ER-2025-10

Project Description: Conversion of a 5-story office building into a charter school serving 900 students from TK-12th. The 1-4 floor would be converted for educational purposes while the 5th floor would remain as offices administrative. The project is administrative/ministerial.

Applicant Name: Maria Gomez, Red Hook Capital Partners
Applicant Address: 2120 E. Grand Ave Unit 135
EL SEGUNDO, CA 90245

Name of Public Agency Approving Project: City of Santa Ana
Name of Person or Agency Carrying Out Project: Gomez, Pedro

- Exempt Status:
- Ministerial (Sec. 15268)
 - Declared Emergency (Sec. 15269 (a))
 - Emergency Project (Sec. 15269 (b through e))
 - General Rule (Sec. 15061(b)(3)/(5))
 - Statutory Exemption:
 - Categorical Exemption:

Reason(s) Why Project is Exempt From CEQA:

The proposed charter school use is permitted by right in the Community Commercial (C1) zone. Pursuant to Section 15268 (Ministerial Projects) of CEQA, the project is exempt from further environmental review as it's considered a ministerial project that does not require any discretionary action.

City Contact: Pedro Gomez, AICP Telephone: (714) 667-2790

Signature: Pedro Gomez Title: Principal Planner Date: May 7, 2025



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

RECEIPT NUMBER:
30-05/08/2025-0332

STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF SANTA ANA	LEAD AGENCY EMAIL	DATE 05/08/2025
COUNTY/STATE AGENCY OF FILING ORANGE COUNTY	DOCUMENT NUMBER 202585000428	

PROJECT TITLE

OCASA CHARTER SCHOOL (TK-12TH)

PROJECT APPLICANT NAME MARIA GOMEZ, RED HOOK CAPITAL PARTNERS	PROJECT APPLICANT EMAIL	PHONE NUMBER (714) 667-2790
PROJECT APPLICANT ADDRESS 2120 E. GRAND AVE UNIT 135	CITY EL SEGUNDO	STATE CA
		ZIP CODE 90245

PROJECT APPLICANT (Check appropriate box)
 Local Public Agency School District Other Special District State Agency Private Entity

CHECK APPLICABLE FEES:

- Environmental Impact Report (EIR) \$ 4,123.50 \$ _____
- Mitigated/Negative Declaration (MND)(ND) \$ 2,968.75 \$ _____
- Certified Regulatory Program (CRP) document - payment due directly to CDFW \$ 1,401.75 \$ _____

- Exempt from fee
 - Notice of Exemption (attach)
 - CDFW No Effect Determination (attach)
- Fee previously paid (attach previously issued cash receipt copy)

- Water Right Application or Petition Fee (State Water Resources Control Board only) \$ 850.00 \$ _____
- County documentary handling fee \$ 50.00 \$ _____ 50.00
- Other \$ _____

PAYMENT METHOD:
 Cash Credit Check Other **TOTAL RECEIVED \$ _____ 50.00**

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE Sarah Luna Deputy Clerk
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