

Notice of Determination

Appendix D

To:

Office of Planning and Research
U.S. Mail: P.O. Box 3044 Sacramento, CA 95812-3044
Street Address: 1400 Tenth St., Rm 113 Sacramento, CA 95814

County Clerk
County of: Ventura
Address: 800 So. Victoria Avenue Ventura, CA 93009

From:

Public Agency: City of Camarillo
Address: 601 Carmen Drive Camarillo, CA 93010

Contact:
Phone:

Lead Agency (if different from above):

Address:

Contact:
Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse):

Project Title: Addendum to Final MND 2009-6, Village at the Park Specific Plan Amendment, CZ-336, and CPD-255

Project Applicant: Hiji Investment & TFR Investment Companies

Project Location (include county): South of U.S. 101, between Village at the Park Dr. and Westpark Ct. Ventura Co

Project Description:

- 1) An amendment to the Village at the Park Specific Plan to change the Specific Plan designation from Mixed Use to Commercial on 0.94 acres and allow for drive-through uses within the Commercial Specific Plan designation.
2) Change of Zone (CZ-336) to change the zoning on Parcel A of Lot Line Adjustment 563A, consisting of 0.94 acres from Village Commercial Mixed Use (CMU) to Commercial Planned Development (CPD).
3) Commercial Planned Development Permit (CPD-255) to construct a 2,190-square-foot Starbucks coffee shop with a drive-through lane and pick-up window on 0.94 acres. The project includes the grading of Lots 1 through 6 of Tract

This is to advise that the City of Camarillo has approved the above (X) Lead Agency or () Responsible Agency

described project on November 13, 2024 and has made the following determinations regarding the above described project.

- 1. The project () will (X) will not have a significant effect on the environment.
2. () An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA. (X) A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures (X) were () were not made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan (X) was () was not adopted for this project.
5. A statement of Overriding Considerations () was (X) was not adopted for this project.
6. Findings (X) were () were not made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

City of Camarillo, Department of Community Development, 601 Carmen Drive, Camarillo, CA 93010

Signature (Public Agency): [Signature] Title: Director of Community Development

Date: 11/15/2024 Date Received for filing at OPR:



State of California - Department of Fish and Wildlife
2024 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/24) Previously DFG 753.5a

Print **StartOver** **Save**

RECEIPT NUMBER:
 56 — 11/15/2024 —
 STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY City of Camarillo	LEAD AGENCY EMAIL planning@cityofcamarillo.org	DATE 11/15/2024
COUNTY/STATE AGENCY OF FILING Ventura	DOCUMENT NUMBER	

PROJECT TITLE

Addendum to Final MND 2009-6, Village at the Park Specific Plan Amendment, CZ-336, and CPD-255, Hiji Investments & TFR Investment Companies

PROJECT APPLICANT NAME Hiji Investment & TFR Investment Companies	PROJECT APPLICANT EMAIL dennis@devplan.net	PHONE NUMBER (805) 402-1589
PROJECT APPLICANT ADDRESS 434 Park Cottage Place	CITY Camarillo	STATE CA
		ZIP CODE 93012

PROJECT APPLICANT (Check appropriate box)

- Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

CHECK APPLICABLE FEES:

- | | | | |
|---|------------|----|----------|
| <input type="checkbox"/> Environmental Impact Report (EIR) | \$4,051.25 | \$ | 0.00 |
| <input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,916.75 | \$ | 2,916.75 |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,377.25 | \$ | 0.00 |
|
 | | | |
| <input type="checkbox"/> Exempt from fee | | | |
| <input type="checkbox"/> Notice of Exemption (attach) | | | |
| <input type="checkbox"/> CDFW No Effect Determination (attach) | | | |
| <input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy) | | | |

- | | | | |
|---|----------|----|-------|
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | 0.00 |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ | 50.00 |
| <input type="checkbox"/> Other | | \$ | |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 2,966.75

SIGNATURE X 	AGENCY OF FILING PRINTED NAME AND TITLE Sean Konenakeaw, Administrative Specialist II
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