CALIFORNIA ENVIRONMENTAL QUALITY ACT

Notice of Exemption

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

☒ County Clerk, County of Contra Costa

From: Contra Costa County
Department of Conservation and Development
30 Muir Road
Martinez, CA 94553

Project Title: Contractor's Yard for "TruGreen" Lawn Care, County File #CDLP24-02030

Project Applicant: Dan McEver, TruGreen, 1790 Kirby Parkway, Memphis, TN 38017, (866) 417-7866

Project Location: 4036 Pacheco Boulevard in unincorporated Martinez, CA 94553 (APN: 161-240-010)

Lead Agency: Department of Conservation and Development, 30 Muir Road, Martinez, CA 94553

Contact Person: Syd Sotoodeh (925) 655-2877 syd.sotoodeh@dcd.cccounty.us

Description of Nature, Purpose, and Beneficiaries of Project: The applicant requests approval of a Land Use Permit to establish a contractor's yard for a lawn care business, "TruGreen," on the approximately 2.5-acre developed subject property. Operation of the business would take place during typical weekday hours in an approximately 10,674-square-foot lease area of an existing 15,660-square-foot building with an existing loading bay. Business operations include handling commercially available fertilizers, weed control products, and other lawn treatments, maintenance of spray tanks and equipment used by lawn technicians, administration, and employee training. No sod, soil, mulch, lawn mowers, or other landscaping tools would be stored on the site or used by the business. No development or improvement to the project site is proposed. It is the applicant's responsibility to obtain any approval that may be required from any regulatory agencies, including, but not limited to the County Environmental Health Division.

Name of Public Agency Approving Project: Contra Costa County Department of Conservation and Development

Exempt Status:

☐ Ministerial Project (Sec. 21080[b][1]; 15268)
☒ Categorical Exemption (Sec. 15301)
☐ Declared Emergency (Sec. 21080[b][3]; 15269[a])
☐ General Rule of Applicability (Sec. 15061[b][3])
☐ Emergency Project (Sec. 21080[b][4]; 15269[b][c])
☐ Other Statutory Exemption (Sec.)

Reasons why project is exempt: The proposed project is categorically exempt under CEQA Guidelines, Section 15301, regarding "Existing Facilities," which exempts the operation, permitting, leasing, or minor alteration of existing private structures or facilities, involving negligible or no expansion of use. The project involves the establishment of a landscape contractor's yard for a lawn care business in an existing building that was constructed for light industrial and commercial uses. The project is within an urbanized area and no construction, ground disturbance, or other improvements are proposed. None of the exceptions under Section 15300.2 pertaining to location, hazardous waste sites, historical resources, scenic highways, or cumulative impacts apply. There is no reasonable possibility that the project would result in significant effects on the environment due to unusual circumstances.

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: Syd Sotoodeh Title: Senior Planner Date: May 21, 2025

Contra Costa County Department of Conservation and Development

☒ Signed by Lead Agency ☐ Signed by Applicant

AFFIDAVIT OF FILING AND POSTING

I declare that on _____ I received and posted this notice as required by California Public Resources Code Section 21152(c). Said notice will remain posted for 30 days from the filing date.

_____ _____
Signature Title

Applicant

Dan McEver, TruGreen
1790 Kirby Parkway
Memphis, TN 38017
(866) 417-7866

Department of Fish and Wildlife Fees Due

☐ De Minimis Finding - $0
☒ County Clerk - $50
☒ Conservation and Development - $25
Total Due: _____ Receipt #: _____