



CITY OF WILDOMAR NOTICE OF EXEMPTION

TO BE SENT TO:

- County of Riverside County Clerk
2724 Gateway Dr.
Riverside, CA 92507
- Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812-3044

LEAD AGENCY CONTACT:

City of Wildomar
23873 Clinton Keith Road, Suite 110
Wildomar, CA 92595
951-677-7751, Ext. 203
Contact Person: Abdu Lachgar, AICP
Senior Planner

PROJECT CASE NO: PA 24-0036
PROJECT APPLICANT/SPONSOR: Sam Yoo
PROJECT LOCATION: 20620 Grand Avenue, City of Wildomar
APN(s): 368-100-053
PROJECT DESCRIPTION: A proposed SB 35, 10-unit (84 bed) transitional housing project on a 2.96-acre site located at 20620 Grand Avenue.

This is to advise that the **Community Development Director of the City of Wildomar as Lead Agency, on June 24, 2025**, approved the above-described project to construct a **10-unit (84 bed) transitional housing project** and determined the project to be exempt from further environmental review requirements contained in the California Environmental Quality Act (CEQA).

EXEMPTION STATUS:

- ✓ Ministerial (*Sec. 21080(b)(1); Sec. 15268*) **See Below.**
- Declared Emergency (*Sec. 21080(b)(3); Sec. 15269(a)*)
- ✓ Statutory Exemptions **Government Code Section 65913.4 (Senate Bill [SB] 35), is subject to Ministerially Design Review and is exempt from CEQA pursuant to CEQA Guidelines Section 15268 and 15369 (ministerial project)**
- General Rule / Categorical Exemption

REASONS TO SUPPORT EXEMPTION FINDINGS: The City has reviewed the project materials and determined that the project is eligible to be processed pursuant to Government Code Section 65913.4 (SB 35 as Ministerial and is therefore exempt from CEQA pursuant to and without limitation CEQA Guidelines Section 15268 and 15369 (ministerial project) and is classified as "not a project" CEQA as specified in Government Code section 65913.4. Based upon a review of the application and all other information in the record, the City found the project is consistent with fixed, objective zoning, subdivision, and design review standards in effect at the time the application was submitted. There are no special circumstances to the project or any potential significant impacts that would preclude the use of the statutory exemption.

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06/24/25

Date