

NOTICE OF EXEMPTION NO. 25-19

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

From: (Public Agency)
City of Buena Park
Attn: Matt Foulkes
6650 Beach Blvd
Buena Park, CA 90621

■ Orange County Clerk Recorder
601 N. Ross Street
Santa Ana, CA 92701

Project Title: Conditional Use Permit No. CU-25-1

Project Location - Specific: 6201 Lincoln Avenue

Project Location - City: Buena Park

Project Location - County: Orange

Description of Nature, Purpose, and Beneficiaries of the Project: A request to allow the development of an approximately 3,786 square-foot restaurant with drive-through service, required off-street parking, landscaping, and associated on and off-site improvements. Beneficiaries include the residents and business community of Buena Park.

Name of Public Agency Approving Project: City of Buena Park

Name and Address of Person or Agency Carrying Out Project: The property owners are Kenneth and Joanne Skoumbis, 1261 Lemon Tree Drive, La Habra, CA 90631. The applicant is Sararee Jirattikanchote, of DesignUA, Inc, 153 E. City Place Drive, Santa Ana, CA 92705.

Exempt Status: *(check one)*

- ☐ Ministerial (Sec.21080(b)(1); 15268):
- ☐ Declared Emergency (Sec. 21080(b)(3); 15269(a)):
- ☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c)):
- ☒ Categorical Exemption. State type and section number: Class 3 Section 15303 (New Construction or Conversion of Small Structures)
- ☐ Statutory Exemptions. State code number:

Reasons why project is exempt:

The project complies with Class 3 Section 15303 (New Construction or Conversion of Small Structures) of the CEQA Guidelines and criteria, and the provisions of the City's Code, Ordinances, and General Plan, because the proposed restaurant with drive-through will be located in an urbanized area and not exceed 10,000 square feet in floor area within an appropriate zone for such use and does not include significant amounts of hazardous substances.

Lead Agency Contact Person: Carlos Castellanos, Assistant Planner *ec*

Area Code/Telephone/Ext: (714) 562-3611

Signature: 
Matt Foulkes

Date: 8/14/25

Title: Director of Community & Economic Development

- Signed by Lead Agency Date received for filing at OPR: N.A.
- ☐ Signed by Applicant