

# Notice of Exemption

Appendix E

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

County Clerk

County of: San Benito  
440 5<sup>th</sup> Street Room 206  
Hollister, CA 95023-3843

From: (Public Agency): San Benito Co. Resource Mgmt.

2301 Technology Parkway

Hollister, CA 95023-2513

(Address)

Project Title: PLN230033  
(Tentative Parcel Map)

Project Applicant: San Benito Engineering

CLERK STAMP

Project Location - Specific: 859 Cowden Road  
(Assessor's Pcls (021-120-005  
and 021-120-006)

Project Location - City: Unincorporated Project Location - County: San Benito

Description of Nature, Purpose and Beneficiaries of Project:

The applicant proposes to subdivide an existing 115.87-acre parcel into three lots of 15.00 acres, 15.11 acres, and 84.03 acres with a 1.73 acre road dedication

Name of Public Agency Approving Project: San Benito County Resource Management Agency

Name of Person or Agency Carrying Out Project: San Benito Engineering 502 Monterey St, Hollister, CA, 95023  
(831) 663-4249, ahll@sanbenitoengineering.com

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: §15061(b)(3), § 15301(C), § 15304(a)
- Statutory Exemptions. State code number: \_\_\_\_\_

Reasons why project is exempt: The project qualifies for exemption under Article 5 of the California Environmental Quality Act (CEQA) Guidelines § 1506(b)(3) (The "common sense" exemption) due to its assurance of no significant environmental impact. With no immediate construction proposed, the project involved delineating property boundaries without disrupting ecologically sensitive areas. It aligns with County Code Requirements, necessitating minimal road extension to satisfy existing road conditions, without altering the existing road network or increasing capacity. These improvements fall under § 15301(c) and § 15304(a) of Categorical Exemptions, involving minor alterations to existing facilities and land, respectively, without impacting mature trees, fault zones, or protected wetlands.

Lead Agency

Contact Person: Stephanie Reck, Senior Planner Area Code/Telephone/Extension: 831 902-2289

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: Stephanie Reck Date: 9/13/2025 Title: Senior Planner

Signed by Lead Agency  Signed by Applicant