

JAN 12 2026

NOTICE OF EXEMPTION

FLORENCE EVANS, CLERK/RECORDER
BY  DEPUTY

TO: X County Clerk
County of Sacramento
Office of Planning and Research
1400 10th Street, Room 121
Sacramento, CA 95814

FROM: City of Sacramento
Community Development Department
Planning Division
300 Richards Boulevard, 3rd Floor
Sacramento, CA 95811

ACTIVITY/PROJECT TITLE: 53rd Street Residential
Improvements

PROJECT NUMBER: DR25-208

ACTIVITY/PROJECT LOCATION: 3500 53RD ST A **Parcel Number(s):** 01501920120000

CITY: Sacramento **COUNTY:** Sacramento

DESCRIPTION OF ACTIVITY/PROJECT:

Site Plan and Design Review to construct an addition to an existing residential dwelling and a detached accessory structure (garage) on a 0.21-acre lot in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review Area.

NAME OF PUBLIC AGENCY APPROVING ACTIVITY/PROJECT: City of Sacramento

NAME OF PERSON/AGENCY CARRYING OUT ACTIVITY/PROJECT: Lorenzo Guajardo
5716 Folsom Blvd. #153
Sacramento, CA 95819
gnginvestmentproperties@gmail.com,
916-240-1940

THE CITY OF SACRAMENTO FINDS THAT THE ACTIVITY/PROJECT IS EXEMPT.

Exempt Status:

Activity is not a project as defined in Section 15378 [Section 15061 (b)(1)]

Ministerial (PRC Section 21080(b)(1); CEQA Guidelines Section 15268)

Statutory Exemption

X Categorical Exemption: CEQA Guidelines State Class 01 Section 15301

REASONS WHY ACTIVITY/PROJECT IS EXEMPT: The Community Development Department, Environmental Planning Services Division has reviewed this project and determined that this is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Section(s) 15301-Existing Facilities of the CEQA Guidelines.

15301 - Existing Facilities

Class 1 consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination. The types of "existing facilities" itemized below are not intended to be all inclusive of the types of projects which might fall within Class 1. The key consideration is whether the project involves negligible or no expansion of an existing use.

15303 - New Construction or Conversion

Class 3 consists of construction and location of limited numbers of new, small facilities or structures; installation of small new equipment and facilities in small structures; and the conversion of existing small structures from one use to another where only minor modifications are made in the exterior of the structure. The numbers of structures described in this section are the maximum allowable on any legal parcel.

15332 - Infill Development Projects

Class 32 consists of projects characterized as in-fill development meeting the conditions described in this section.

- (a) The project is consistent with the applicable general plan designation and all applicable general plan policies as well as with applicable zoning designation and regulations.
- (b) The proposed development occurs within city limits on a project site of no more than five acres substantially surrounded by urban uses.
- (c) The project site has no value as habitat for endangered, rare or threatened species.
- (d) Approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality.
- (e) The site can be adequately served by all required utilities and public services.

CONTACT PERSON: Armando Lopez Jr.

TELEPHONE: 916-808-8239

EMAIL: ALopezJr@cityofsacramento.org

SIGNED:



DATED: 1/8/2026

**2026 ENVIRONMENTAL DOCUMENT FILING FEE CASH RECEIPT**

DFW 753.5a (REV. 01/01/26) Previously DFG 753.5a

Print

Save

RECEIPT NUMBER:

34 — 01/12/2026 — 007

STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.**LEAD AGENCY**

City of Sacramento Community Development Department Planning Division

LEAD AGENCY EMAIL**DATE**

01/12/2026

COUNTY/STATE AGENCY OF FILING

Sacramento

DOCUMENT NUMBER

2026-0009

PROJECT TITLE**53rd Street Residential Improvements****PROJECT APPLICANT NAME**

Lorenzo Guajardo

PROJECT APPLICANT EMAIL

gnginvestmentproperties@gmail.com

PHONE NUMBER

(916) 240-1940

PROJECT APPLICANT ADDRESS

5716 Folsom Blvd. #153

CITY

Sacramento

STATE

CA

ZIP CODE

95819

PROJECT APPLICANT (Check appropriate box)☐ Local Public Agency☐ School District☐ Other Special District☐ State Agency☒ Private Entity**CHECK APPLICABLE FEES:**

☐ Environmental Impact Report (EIR)	\$4,227.50	\$	0.00
☐ Mitigated/Negative Declaration (MND)(ND)	\$3,043.75	\$	0.00
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,437.25	\$	0.00

☒ Exempt from fee☒ Notice of Exemption (attach)☐ CDFW No Effect Determination (attach)☐ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	0.00
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☒ County documentary handling fee		\$	50.00
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☐ Other		\$	
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PAYMENT METHOD:☐ Cash ☐ Credit ☒ Check ☐ Other**TOTAL RECEIVED** \$ 50.00**SIGNATURE**

X

AGENCY OF FILING PRINTED NAME AND TITLE

Sacramento County Clerk/Recorder- Jacob Hermanson -Deputy Clerk

Sacramento County
Florence Evans, Clerk/Recorder
(916) 874-6334

Receipt#: 001866425
1/12/2025 1:31:52 PM
Order#: 20260004691 JBH

Description	Amount
Clerk - CEQA Filing	\$50.00
Document 20260009	
Notice of Exemption	
EIR Processing Fee	\$50.00

Total Amount Due	\$50.00
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Payments:	
Check# 4903	\$50.00

We Appreciate Your Business
Have a Nice Day!
Please keep for your reference