

**NOTICE OF EXEMPTION**

**To:** County Clerk  
County of Ventura  
800 S. Victoria Avenue  
Ventura, CA 93001

**From:** City of Simi Valley  
2929 Tapo Canyon Road  
Simi Valley, CA 93063

**Project Title:** Artisan Uprising Wine Tasting Room

**Project Location - Specific:** 4444 Industrial Street, known as Ventura County Assessor's Parcel No. 6640070440

**Project Location - City:** Simi Valley      **Project Location - County:** Ventura

**Description of Nature, Purpose, and Beneficiaries of Project:** Approval of an Administrative Action to operate a wine tasting room with a storage space and wine production area in an existing 1,112 square foot industrial condominium unit.

**Name of Public Agency Approving Project:** The City of Simi Valley

Date of Approval

**Name of Person or Agency Carrying Out Project:** William Vondrasek

**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 15301
- Statutory Exemption. State code number \_\_\_\_\_
- Common Sense Exemption [Sec. 15061(b)(3)]

**Text of exemption and reasons why project is exempt:**

The project complies with the provisions of Section 15301 of the State CEQA Guidelines, titled "Existing Facilities," which reads as follows:

"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 existing or former use. The types of "existing facilities" itemized below are not intended to be all-inclusive of the types of projects that might fall within Class 1. The key consideration is whether the project involves negligible or no expansion of use."

The proposed use for a wine tasting room in an existing industrial building constitutes the leasing of an existing private structure. There would not be any increase in the building square footage and no expansion of the existing land use. Therefore, the project is exempt from further review under CEQA pursuant to Section 15301 of the State CEQA guidelines. Therefore, the project complies with this finding.

**Lead Agency**

Contact Person: Mark Nason Area Code/Telephone: (805) 583-6836

Signature:  Date: 02/19/2026 Title: Asst. Planner  
Mark Nason

- Signed by Lead Agency
- Signed by Applicant

Date received for filing at OPR: \_\_\_\_\_