NOTICE OF EXEMPTION

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

☒ County Clerk-Recorder
Public Services Division
P.O. Box 238
Santa Ana, CA 92702

From: City of Cypress
5275 Orange Avenue
Cypress, CA 90630

Project Title Conditional Use Permit No. 2025-03	
Project Location - Specific 5362 Lincoln Avenue	
Project Location - City Cypress	**Project Location - County** Orange
Description of Nature, Purpose, and Beneficiaries of Project Proposal to expand an existing 1,128-square-foot convenience store by 869 square feet and to construct related site and landscape improvements, including a new trash enclosure and reconfigured on-site parking.	
Name of Public Agency Approving Project City of Cypress	
Name of Person or Agency Carrying Out Project (Applicant's Name and Address) David Jacobo of Jacobo Design & Structural Inc. (513 Wood St, Santa Ana, CA 92703), on behalf of property owner, Hill Legacy Inc (24335 Las Palmas St, Valencia, CA 91355)	
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, Class 1. (Sec. 15301)	
Reasons why project is exempt: The project qualifies for a Class 1 Categorical Exemption because it involves minor alterations to an existing site, includes an addition of less than 10,000 ft^2, results in a negligible increase in use intensity, is served by adequate public services consistent with the General Plan, and is not located in an environmentally sensitive area.	

Lead Agency Contact Person	**Area Code**	**Telephone Number**
Christopher Wong, Business Development Manager	714	229-6753

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

February 24, 2026
Date Received for Filing at OPR

Christopher Wong
Digitally signed by Christopher Wong
Date: 2026.02.24 09:20:48 -08'00'
Signature

Business Development Manager
Title

☒ Signed by Lead Agency
☐ Signed by Applicant