



State of California - Department of Fish and Wildlife  
**2026 ENVIRONMENTAL DOCUMENT FILING FEE CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/26) Previously DFG 753.5a

RECEIPT NUMBER:  
56-03252026-057

STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF OXNARD	LEAD AGENCY EMAIL planning@oxnard.org	DATE 03/25/2026
COUNTY/STATE AGENCY OF FILING VENTURA		DOCUMENT NUMBER 2026100003111

PROJECT TITLE  
COSTCO PARKING LOT ADDITION

PROJECT APPLICANT NAME COSTCO WHOLESALE - RILEY JOHNSON	PROJECT APPLICANT EMAIL rjohnson@core-states.com	PHONE NUMBER 42529113751
PROJECT APPLICANT ADDRESS 18215 72ND AVENUE SOUTH	CITY KENT	STATE WA
		ZIP CODE 98032

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 \$ \_\_\_\_\_
- Mitigated/Negative Declaration (MND)(ND) \$3,043.75 \$ \_\_\_\_\_
- Certified Regulatory Program (CRP) document - payment due directly to CDFW \$1,437.25 \$ \_\_\_\_\_
- 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 \$ \_\_\_\_\_
- County documentary handling fee \$ \_\_\_\_\_ \$50.00
- Other \$ \_\_\_\_\_

PAYMENT METHOD:

- Cash   
  Credit   
  Check   
  Other
- TOTAL RECEIVED \$ \_\_\_\_\_ \$50.00

SIGNATURE 	AGENCY OF FILING PRINTED NAME AND TITLE RAYLENE COX, DEPUTY COUNTY CLERK
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POSTED  
**MAR 25 2026**

MICHELLE ASCENCION  
 Ventura County Clerk and Recorder  
 By: \_\_\_\_\_, Deputy

Filed in County Clerk's Office  
 Michelle Ascencion  
 Ventura County Clerk-Recorder  
**2026100003111**  
 03/25/2026    Pages: 3  
 02:56 PM  
 VEN    Fees: \$50.00  
 DocType: FISH  
 COXR



NOTICE OF EXEMPTION (NOE)

- 
- To:** Office of Planning and Research  
P.O. Box 3044, Room 113  
Sacramento, CA 95812-3044
- From:** City of Oxnard  
Community Development Department  
214 South C Street  
Oxnard, CA 93030
- To:** Ventura County Clerk-Recorder &  
Registrar of Voters  
Hall of Administration, Main Plaza  
800 South Victoria Avenue,  
Ventura, CA 93009-1260
- 

**Project Title:** Costco Parking Lot Addition

**Project Applicant:** Costco Wholesale - Riley Johnson

**Project Location - Specific:** 2001 Ventura Blvd and 2800 Paseo Mercado, APNs: 144-0-150-125 and 144-0-143-065.

**Description of Nature, Purpose and Beneficiaries of Project:** The application proposes the addition of a new parking area to the Costco development. This parking area is currently a separate parcel on the corner of Paseo Mercado and Ventura Blvd, currently developed with a building that formerly was a Burger King. The building is proposed to be demolished. For the new parcel to maximize parking and better fit into the existing parking areas adjacent to the site, which share access, a majority of the existing parking spaces on site will be shifted to better align with adjacent parking and access ways. New parking spaces will also be developed on site. To align with the parking changes, the property lines will also shift, so that no parking spaces are left bisected by a property line. In addition to parking modifications, there is a significant amount of proposed landscaping. The property will remain subdivided from the primary development, however, the new Costco parking space total will rise to 828 spaces from 766. Filed by Riley Johnson of Barghausen Consulting Engineers Inc, on behalf of property owner Costco Wholesale, 730 Lake Drive, Issaquah, WA 99027.

**Name of Public Agency Approving Project (Lead Agency):** City of Oxnard

**Name of Person or Agency Carrying Out Project (Applicant):** Riley Johnson, Designated Agent


**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: Section 15301

Statutory Exemptions. State code number: 21080.69

**Reason(s) why project is exempt:** In accordance with Section 15301 (Existing Facilities) of the California Environmental Quality Act (CEQA) Guidelines, projects involving “negligible or no expansion of use beyond that existing at the time of the lead agency’s determination” may be found to be exempt from the requirements of CEQA. The project consists of minor alteration modifications to an existing parking lot to adjust the drive aisles to meet code, as well as a lot line adjustment to coordinate with the moving parking stalls. No Exceptions to the Exemptions (Section 15300.2) apply to this project. Therefore, Staff has determined that there is no substantial evidence that the project may have a significant effect on the environment.

**Lead Agency Contact Person:** Daniel Houck, Associate Planner, 805-385-7556

  
\_\_\_\_\_  
Joe Pearson II, AICP  
Planning and Environmental Services Manager  
City of Oxnard

1/15/2026  
\_\_\_\_\_  
Date

Note: Authority cited: Sections 21083 and 21110, Public Resources Code.  
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.