

Notice of Exemption

To be filed after project approval

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

From: CITY OF LA MESA
Community Development Department
8130 Allison Avenue
La Mesa, CA 91942

Attn. CEQA / Fish & Wildlife Notices
San Diego County Clerk
1600 Pacific Highway, Room 260
San Diego, CA 92101 MS A33

Project Title: Project 2025-1620 (8380-8384 Hercules Street Site Development Plan)

Project Applicant: C3I 4, LLC

Project Location - Specific: 8380-8384 Hercules Street, La Mesa CA 91942

Project Location - City: La Mesa Project Location - County: San Diego

Description of Nature, Purpose and Beneficiaries of Project:

Project proponent and beneficiary C3I 4, LLC proposes outdoor commercial uses including outdoor sale of new building materials; outdoor rental of tools and equipment; and an equipment storage yard for contractors at 8380-8384 Hercules Street. No physical improvements are proposed within the outdoor storage area, but the space would be planned to maintain interior circulation for emergency vehicles.

The 1.1-acre project site is located on the north side of Hercules Street near the cul-de-sac at the east end of the street. Existing improvements include a single-story, approximately 4,000-square-foot office building, a freestanding commercial wireless communications facility (monopole), and a paved asphalt lot enclosed by a gated chain link fence with vertical slats that provide screening. Surrounding uses include car and boat dealerships on Hercules Street and retail businesses and a charter school on adjacent sites facing Jackson Drive downhill to the north. Zoning is CM (Light Industrial and Commercial Service) and the Planned Land Use is Regional Serving Commercial. Notice of Decision No. 2026-01 approving the project was issued by the Director of Community Development on March 19, 2026. Assessor's Parcel Numbers: 490-622-33-00 and 490-622-34-00.

Name of Public Agency Approving Project: City of La Mesa

Name of Person or Agency Carrying Out Project (applicant): C3I4, LLC., c/o Robert Caya (805-364-2263) 9831 Channel Rd, Lakeside, CA 92040

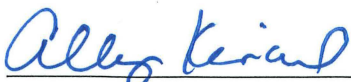
Exempt Status: (check one):

- 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. Type and section number: Class 3, Section 15303 (Construction or Conversion of Small Structures)
 Statutory Exemptions. State code number:

Reasons why project is exempt: The project meets all of the conditions necessary to qualify for a Class 3 categorical exemption under Section 15303, which applies to the conversion of existing small structures from one use to another where only modifications are made to the exterior. The project proposes new commercial uses that utilize existing improvements on the site. None of the exceptions listed in Section 15300.2 apply.

Lead Agency Contact Person: Allyson Kinnard, Associate Planner Area Code/Telephone/Extension: 619-667-1196

- 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:  Date: 4.13.26 Title: Associate Planner

Signed by Lead Agency Signed by Applicant Date received for filing at OPR: 04/13/2026