



City of Temecula

Community Development

41000 Main Street • Temecula, CA 92590
Phone (951) 694-6400 • TemeculaCA.gov

VIA-ELECTRONIC SUBMITTAL

CEQAProcessing@asrclkrec.com

April 30, 2026

Supervising Legal Certification Clerk
County of Riverside
P.O. Box 751
Riverside, CA 92501-0751

SUBJECT: Filing of a Notice of Exemption for Planning Application Number PA26-0020, a Conditional Use Permit for a commercial kennel and cattery to operate in an existing commercial building in the Service Commercial zoning district, located at 28860 Old Town Front Street, Suite A-5

Dear Sir/Madam:

Enclosed is the Notice of Exemption for the above referenced project. In addition, pursuant to Assembly Bill 3158 (Chapter 1706) the Applicant will pay for the County Administrative fee to enable the City to file the Notice of Exemption required under Public Resources Code Section 21152 and 14 California Code Regulations 1507. The payment of the \$50.00 filing fee is under protest. It is the opinion of the City that the administrative fee has been increased in a manner inconsistent with the provisions of State Law. Under Public Resources Code Section 21152 and 14 California Code Regulations 1507, the County is entitled to receive a \$25.00 filing fee.

Also, please email a stamped copy of the Notice of Exemption **within five working days** after the 30-day posting to the email listed below.

If you have any questions regarding this matter, please contact Marcella Mills at (951) 240-4243 or by email at marcella.mills@TemeculaCA.gov.

Sincerely,

Matt Peters
Director of Community Development

Enclosures: Notice of Exemption Form
Electronic Payment - Filing Fee Receipt

City of Temecula
Community Development
Planning Division

Notice of Exemption

TO: County Clerk and Recorders Office
County of Riverside
P.O. Box 751
Riverside, CA 92501-0751

FROM: Planning Division
City of Temecula
41000 Main Street
Temecula, CA 92590

Project Title: Pet Lodge at Old Town CUP (PA26-0020)

Description of Project: A Conditional Use Permit a commercial kennel and cattery to operate in an existing commercial building in the Service Commercial zoning district

Project Location: 28860 Old Town Front Street, Suite A-5

Applicant/Proponent: Dr. Kanwal Gill

The Director of Community Development approved the above-described project on December 11, 2025, and found that the project is exempt from the provisions of the California Environmental Quality Act, as amended.

Exempt Status: (*check one*)

- Ministerial (Section 21080(b)(1); Section 15268);
 Declared Emergency (Section 21080(b)(3); Section 15269(a));
 Emergency Project (Section 21080(b)(4); Section 15269(b)(c));

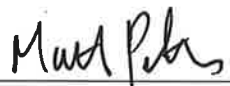
- Statutory Exemptions (Section Number:)
 Categorical Exemption: (Section 15301, Class 1, Existing Facilities)
 Other: Section 15061(b)(3)

Statement of Reasons Supporting the Finding that the Project is Exempt:

The request for a Conditional Use Permit for Pet Lodge at Old Town, a Conditional Use Permit for a commercial kennel and cattery to operate in an existing commercial building in the Service Commercial zoning district, located at 28860 Old Town Front Street, Suite A-5.

Contact Person/Title: Marcella Mills, Planning Technician

Telephone Number (951) 240-4243

Signature: 
Matt Peters,
Director of Community Development

Date: 4/30/24

Date received for filing at the County Clerk and Recorders Office: