

City of Jurupa Valley

NOTICE OF EXEMPTION

TO: Clerk of the Board
County of Riverside
P.O. Box 751
Riverside, CA 92502-0751

FROM: City of Jurupa Valley
Planning Department
8930 Limonite Avenue
Jurupa Valley, CA 92509

Project Title: Master Application (MA) No. 21333 (SDP21113)

Project Applicant: Juan Carlos Frias

Project Location: 5584 Mission Blvd., City of Jurupa Valley, County of Riverside.

Description of Nature, Purpose and Beneficiaries of Project: The application is a request to for a Site Development Permit for a two-story 2,200 square foot commercial shell building.

Name of public agency approving project: City of Jurupa Valley

Name of person/agency carrying out project: Same as Project Applicant.

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: Section 15303, New Construction or Conversion of Small Structures.

Statutory Exemption. State code number:

General Rule Exemption (CEQA Guidelines Section 15061(b) (3)).

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(MA21333 continued)

Reason(s) why project is exempt:

The Project qualifies for this exemption because:

The proposed structure is approximately 2,200 square feet, which is below the 10,000 square-foot threshold. The site is located within an urbanized area and is fully served by existing utilities and public services. The Project site is not located in an environmentally sensitive area. The Project involves no unusual site conditions and requires only standard site preparation.

Lead Agency contact person: Oscar Estrada, Associate Planner

Telephone: (951) 332-6464 ext 150.

Lead Agency Signature: _____



Date: 5/19/2026