



**HUGH NGUYEN**  
CLERK - RECORDER

BIRTH AND DEATH RECORDS  
FICTITIOUS BUSINESS NAMES  
MARRIAGE LICENSES/RECORDS  
NOTARY REGISTRATION  
ORANGE COUNTY ARCHIVES  
PASSPORTS  
PROPERTY RECORDS

May 14, 2026

SANTA MARGARITA WATER DISTRICT  
26111 ANTONIO PKWY  
RCHO SA MARGARITA, CA 92688

Office of the ORANGE COUNTY CLERK-RECORDER  
**Memorandum**

SUBJECT: EIR NOTICE OF EXEMPTION

The attached notice was received, filed and a copy was posted on 5/14/2026

**It remained posted for 30 (thirty) days.**

HUGH NGUYEN  
CLERK - RECORDER  
In and for the County of ORANGE

By: 516 - Deputy

**Public Resource Code 21092.3**

The notice required pursuant to Sections 21080.4 and 21092 for an environmental impact report shall be posted in the office of the County Clerk of each county \*\*\* in which the project will be located and shall remain posted for a period of 30 days. The notice required pursuant to Section 21092 for a negative declaration shall be so posted for a period of 20 days, unless otherwise required by law to be posted for 30 days. The County Clerk shall post notices within 24 hours of receipt.

**Public Resource Code 21152**

All notices filed pursuant to this section shall be available for public inspection, and shall be posted **\*\*\* within 24 hours of receipt** in the office of the County Clerk. Each notice shall remain posted for a period of 30 days.

\*\*\* Thereafter, the clerk shall return the notice to the local **lead** agency \*\*\* within a notation of the period it was posted. The local **lead** agency shall retain the notice for not less than nine months.

Additions or changes by underline; deletions by \*\*\*

NORTH COUNTY BRANCH OFFICE  
WELLS FARGO BUILDING  
222 S. HARBOR BLVD., STE 110  
ANAHEIM, CALIFORNIA 92805

ORANGE COUNTY  
COUNTY ADMINISTRATIONSOUTH  
601 N. ROSS STREET  
SANTA ANA, CALIFORNIA 92701

OLD ORANGE COUNTY  
COURTHOUSE  
211 W. SANTA ANA BLVD. ROOM 201  
SANTA ANA, CALIFORNIA 92701

SOUTH COUNTY BRANCH OFFICE  
LAGUNA HILLS CIVIC CENTER  
24031 EL TORO ROAD, SUITE 150  
LAGUNA HILLS, CALIFORNIA 92653



ORANGE COUNTY  
CLERK-RECORDER  
CEQA FILING COVER SHEET

30-05/14/2026-0415

202685000577

**FILED**

May 14, 2026

HUGH NGUYEN  
CLERK - RECORDER

By Ang  
Deputy clerk

THIS SPACE FOR CLERK'S USE ONLY

Complete and attach this form to each CEQA Notice filed with the County Clerk-Recorder

TYPE OR PRINT CLEARLY

Project Title

HUNT CLUB PRS REHABILITATION

Check Document being Filed:

- Environmental Impact Report (EIR)
- Mitigated Negative Declaration (MND) or Negative Declaration (ND)
- Notice of Exemption (NOE)
- Other (Please fill in type):

FILED IN THE OFFICE OF THE ORANGE  
COUNTY CLERK-RECORDER ON 05/14/2026  
Posted 05/14/2026 Removed \_\_\_\_\_  
Returned to agency on \_\_\_\_\_  
DEPUTY 516

Filing fees are due at the time a Notice of Determination/Exemption is filed with our office. For more information on filing fees and No Effect Determinations, please refer to California Code of Regulations, Title 14, section 753.5.



FILED

MAY 14 2026

HUGH NGUYEN, CLERK-RECORDER

BY: AG DEPUTY

system, who will continue to receive reliable water service with reduced risk of outages or pressure-related disruptions; agency operations and maintenance personnel, who will benefit from safer code-compliant access to the vault; and the general public, through the continued reliable operation of essential public water infrastructure.

6. Name of Public Agency approving project:	Santa Margarita Water District
7. Name of Person or Agency undertaking the project, including any person undertaking an activity that receives financial assistance from the Public Agency as part of the activity or the person receiving a lease, permit, license, certificate, or other entitlement of use from the Public Agency as part of the activity:	Santa Margarita Water District
8. Exempt status: (check one)	
(a) <input type="checkbox"/> Ministerial project.	(Pub. Resources Code § 21080(b)(1); State CEQA Guidelines § 15268)
(b) <input type="checkbox"/> Not a project.	(State CEQA Guidelines §§ 15050(c)(2)-(3), 15378)
(c) <input type="checkbox"/> Declared Emergency	(Pub. Resources Code § 21080(b)(3); State CEQA Guidelines § 15269(a))
(d) <input type="checkbox"/> Emergency Project.	(Pub. Resources Code § 21080(b)(4); State CEQA Guidelines § 15269(b),(c))
(e) <input checked="" type="checkbox"/> Categorical Exemption. State type and section number:	<b>Class 2- Replacement, Class 1 Existing Facilities</b>
(f) <input type="checkbox"/> Statutory Exemption. State Code section number:	
(g) <input type="checkbox"/> Other. Explanation:	(State CEQA Guidelines § 15061(b)(3) Common Sense exemption)
9. Reason why project was exempt:	Class 1 exempts the repair, or minor alteration of existing public facilities, mechanical equipment involving negligible or no expansion of existing or former use. The pressure reducing vault is an existing public utility facility, and the project consists solely of in-kind replacement of deteriorated piping, valves, and access components within the existing vault footprint. Section 15301(b) specifically lists "existing facilities of both investor and publicly owned utilities used to provide... water... or other public utility services" as qualifying for this exemption. There will be no expansion of use, no increase in capacity, and no change in the function of the facility.
10. Lead Agency Contact Person: Telephone:	Santa Margarita Water District  FILED
11. If filed by applicant: Attach Certificate of Determination (Form "B") before filing.	
12. Was a public hearing held by the Lead Agency to consider the exemption? Yes, <input type="checkbox"/> No <input checked="" type="checkbox"/> If yes, the date of the public hearing was:	







Notice of Exemption

Appendix E

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

From: (Public Agency): Santa Margarita Water District
26111 Antonio Parkway, Rancho Santa Margarita, CA 92688

County Clerk
County of: ORANGE

(Address)

Project Title: HUNT CLUB PRS REHABILITATION

Project Applicant: Santa Margarita Water District

Project Location - Specific:

North side of Hunt Club Drive at the intersection of Fox Run, In San Juan Capistrano

Project Location - City: San Juan Capistrano Project Location - County: Orange

Description of Nature, Purpose and Beneficiaries of Project:

The project consists of the rehabilitation of an existing underground pressure reducing vault within the public water distribution system. Work includes the complete replacement of all existing interior piping, valves, fittings, and appurtenances within the vault, extending from the vault interior back to the connection points at the street main tie-ins. The existing piping and valves, which are over 45 years old and have reached the end of their useful service life, will be replaced in-kind with new components of equivalent function and capacity. Additionally, the project will install a new access ladder equipped with a safety up post (ladder extension) and a new vault lid/access hatch to provide compliant and safer confined-space entry for maintenance personnel. All work will occur within the footprint of the existing vault and immediately adjacent right-of-way at the existing main connection points. No expansion of the vault structure, no increase in system capacity, and no change in operational function will result from the project. The purpose of the project is to restore and maintain the reliability, safety, and operational integrity of an aging component of the existing water distribution infrastructure. Replacement of the deteriorated 45+ year old piping and valves will reduce the risk of in-service failure, leaks, and unplanned service disruptions, while the new ladder, safety up post, and vault lid will bring worker access into compliance with current Cal/OSHA confined space and fall-protection standards. The beneficiaries include the existing water customers served by this segment of the distribution system, who will continue to receive reliable water service with reduced risk of outages or pressure-related disruptions; agency operations and maintenance personnel, who will benefit from safer code-compliant access to the vault; and the general public, through the continued reliable operation of essential public water infrastructure.

Name of Public Agency Approving Project: Santa Margarita Water District

Name of Person or Agency Carrying Out Project: Santa Margarita Water District

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: Class 1 - Existing Facilities, Class 2 - Replacement
Statutory Exemptions. State code number:

Reasons why project is exempt:

Class 1 exempts the repair, or minor alteration of existing public facilities, mechanical equipment involving negligible or no expansion of existing or former use. The pressure reducing vault is an existing public utility facility, and the project consists solely of in-kind replacement of deteriorated piping, valves, and access components within the existing vault footprint. Section 15301(b) specifically lists "existing facilities of both investor and publicly owned utilities used to provide... water... or other public utility services" as qualifying for this exemption. There will be no expansion of use, no increase in capacity, and no change in the function of the facility.

Lead Agency
Contact Person: Santa Margarita Water District Area Code/Telephone/Extension: 9494596420

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: Patm Butley Date: 5/13/2026 Title: Chief Engineer

Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code. Date Received for filing at OPR:
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.