

Notice of Exemption

Appendix E

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

County Clerk

County of: Contra Costa

555 Escobar Street

Martinez, CA 94553

From: (Public Agency): City of Richmond, Lead Agency
450 Civic Center Plaza PO Box 4046

Richmond, CA 94804-1630 (510) 620-6714

(Address)

2026-00197

FILED

June 5, 2026

KRISTIN B. CONNELLY
CLERK-RECORDER

By V. Maldonado

V. Maldonado
Deputy Clerk

Project Title: New Mixed-Use Development of Residential and Commercial Units

Project Applicant: Stefan Menzi, 526 44th Street Oakland, CA 94609 (510) 479-4225

Project Location - Specific:

Vacant Parcel West of 1725 Barrett Avenue (APN: 514-170-020)

Project Location - City: Richmond

Project Location - County: Contra Costa

Description of Nature, Purpose and Beneficiaries of Project:

A new 3,327 square-foot two-story mixed-use building with two ground-floor commercial units, two upper-story residential units, and a 9'-6" breezeway giving access to 3 parking spaces and rear access. This project is designed within an existing 4,000 square-foot vacant parcel. This project will provide increased housing and commercial space for the city of Richmond. Beneficiaries are those seeking commercial/residential units and future patrons of the commercial space.

Name of Public Agency Approving Project: City of Richmond

Name of Person or Agency Carrying Out Project: Stefan Menzi, Applicant (510) 479-4225

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 15332: Class 32 - Infill Development
- ☐ Statutory Exemptions. State code number: _____

Reasons why project is exempt:

This project is exempt from CEQA per Section 15332: Class 32 - Infill Development as it has been found to be consistent with general plan designation/zoning designations and regulations. The proposed development occurs within city limits surrounded by urban uses. The project site has no environmental value as a habitat for endangered, rare or threatened species. Approval of the project would not result in significant effects relating to traffic, noise, air quality, or water quality. Additionally, the site can be adequately served by all required utilities and public services.

Lead Agency

Contact Person: Savannah Lane

Area Code/Telephone/Extension: (650) 522-2566

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: [Signature] Date: 6/3/2026 Title: Associate Planner II

Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.

Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: _____

Kristin B. Connelly
Contra Costa
Clerk-Recorder
555 Escobar Street
Martinez, CA 94553
(925) 335-7900

41-City of Richmond-Planning

Finalization No.: 202600057055

Cashier: vmaldonado

Register: WINDOW5

Date/Time: 06/05/2026 11:38 AM

Description	Fee
NOTICE OF EXEMPTION	
Filing Time:	11:38 AM
Filing Total:	\$50.00
Filing Fee:	\$50.00
Total Amount Due:	\$50.00
Total Paid	
House Charge:	\$50.00
Amount Due:	\$0.00

EACH TRANSACTION IS FINAL AND
NON-REFUNDABLE.



THANK YOU
PLEASE KEEP FOR REFERENCE



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

Print

StartOver

Save

RECEIPT NUMBER:

07-06/05/2026-197

STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF RICHMOND	LEAD AGENCY EMAIL	DATE 06/05/2026
COUNTY/STATE AGENCY OF FILING CONTRA COSTA COUNTY	DOCUMENT NUMBER 2026-00197	
PROJECT TITLE NEW MIXED-USE DEVELOPMENT OF RESIDENTIAL AND COMMERCIAL UNITS		

PROJECT APPLICANT NAME STEFAN MENZI	PROJECT APPLICANT EMAIL	PHONE NUMBER (510) 479-4225
PROJECT APPLICANT ADDRESS 526 44TH STREET	CITY OAKLAND	STATE CA
		ZIP CODE 94609

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 \$ 50.00
☐ Other \$ _____

PAYMENT METHOD:

☐ Cash ☐ Credit ☐ Check ☒ Other **TOTAL RECEIVED \$ 50.00**

SIGNATURE X <i>Vanessa Maldonado</i>	AGENCY OF FILING PRINTED NAME AND TITLE Vanessa Maldonado Deputy Clerk
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#57055