

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: Fresno

From: (Public Agency): City of Fresno
2600 Fresno Street
Fresno, CA 93721

(Address)

Project Title: City Hall Cafe Lease Agreement

Project Applicant: City of Fresno

Project Location - Specific:

2600 Fresno Street, Fresno, CA 93702

Project Location - City: Fresno

Project Location - County: Fresno

Description of Nature, Purpose and Beneficiaries of Project:

The proposed project involved a lease of 1,852 square feet of City of Fresno owned land at City Hall to Vatche Moukhtarian. Vatche will be operating a cafe from an existing facility.

Name of Public Agency Approving Project: City of Fresno

Name of Person or Agency Carrying Out Project: Vatche Moukhtarian

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 15301 / Class 1
- ☐ Statutory Exemptions. State code number: _____

Reasons why project is exempt:

This project is exempt since the City is leasing land that was previously under a lease agreement for the same use. The project does not involve new construction ground disturbance, or increased capacity beyond the existing facilities. The space has been previously used for the same cafe operations by a different tenant.

Lead Agency

Contact Person: Brian Barr

Area Code/Telephone/Extension: (559)621-1418

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a ~~Notice of Exemption~~ **Notice of Exemption** been filed by the public agency approving the project? Yes ☐ No ☒

Signature: Brian Barr

Date: 6/29/2026

Title: Director

☒ 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: _____