

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: San Benito

1601 Lana Way

Hollister, CA 95023

From: (Public Agency): City of San Juan Bautista

311 Second Street

San Juan Bautista, CA 95045

(Address)

Project Title: HDR26-356 (Historic Design Review - Minor)

Project Applicant: Melissa Thoeny

Project Location - Specific:

503 Third Street, San Juan Bautista, CA 95045

(Assessor's Parcel 002-130-003-0)

Project Location - City: San Juan Bautista

Project Location - County: San Benito

Description of Nature, Purpose and Beneficiaries of Project:

Approval of Administrative Historic Design Review Permit HDR26-356 to repair termite- and moisture-damaged exterior wall assemblies and siding along the east and west elevations of the existing building at 503 Third Street and repaint previously painted exterior body and trim surfaces. Replacement siding will match the existing siding; the body and replacement siding will be painted Sherwin-Williams White Hyacinth (SW 0046), and the trim will remain pink. The project does not change the use, footprint, height, roof, windows, doors, porches, massing, or architectural configuration.

Name of Public Agency Approving Project:

City of San Juan Bautista Community Development Department

Name of Person or Agency Carrying Out Project:

Melissa Thoeny, 122 Via Del Rey, Monterey, CA 93940

831-375-6546 | melissatheony@gmail.com

Exempt Status: (check one):

☒ **Categorical Exemption. State type and section number:**

Class 1 - Existing Facilities (CEQA Guidelines Section 15301)

Reasons why project is exempt:

Evidence: Section 15301 applies to repair, maintenance, permitting, and minor alteration of existing public or private structures involving negligible or no expansion of the existing or former use. The project repairs deteriorated portions of an existing exterior wall assembly, replaces siding only where necessary along the east and west elevations, and repaints existing, previously painted exterior body and trim surfaces. It adds no floor area, height, dwelling unit, occupancy, or use and changes no footprint, roof form, window, door, porch, or massing. The repainting does not alter the material, dimensions, profile, or configuration of any architectural feature. Conditions require sound material to remain. Replacement work to match the building's existing visual character, and exterior repainting to maintain the existing off-white body and pink trim. The record contains no evidence that an exception to the categorical exemption applies; accordingly, the repair and repainting are a Class 1 minor alteration of an existing private structure.

Lead Agency

Contact Person: Victor M. Tafoya, Associate Planner
planning@sanjuanbautista.ca.gov

Area Code/Telephone/Extension:

831-750-0694

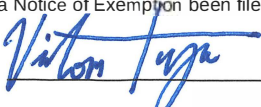
If filed by applicant:

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:



Date:

9/8/26

Title:

Associate Planner

☒ **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: