



NOTICE OF EXEMPTION

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

Orange County Clerk-Recorder
County Administration South
Attn: Recorder Operations
601 N. Ross Street
Santa Ana, CA 92701

From: Development Services Department
32400 Paseo Adelanto
San Juan Capistrano, California 92675
Contact: Dominic Matias, Associate Planner
Phone: 949-443-6390
Email: dmatias@sanjuancapistrano.org

PROJECT TITLE: Administrative Approval 26-008: Swanner House Event Venue - Property Modifications

PROJECT APPLICANT: Dan Almquist, Project Manager, 31801 Paseo Adelanto, San Juan Capistrano, CA 92675, 949- 690-8051, mryhlick@almquist.com

ADDRESS: 29943 Camino Capistrano, San Juan Capistrano, CA 92675 (APN: 121-050-29; 121-050-03)

PROJECT LOCATION – CITY: San Juan Capistrano

PROJECT LOCATION – COUNTY: Orange County

DESCRIPTION OF NATURE, PURPOSE, AND BENEFICIARIES OF PROJECT: A request to install two (2) 160 square foot shipping containers, which would accommodate new kitchen and restroom, modify an interior portion of an existing accessory structure to include a dry storage area, and implement on-site accessibility improvements, at the Swanner House property located at 29943 Camino Capistrano.

NAME OF PUBLIC AGENCY APPROVING PROJECT: City of San Juan Capistrano

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Dominic Matias, Associate Planner

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 3 - Section 15303

☐ Statutory Exemptions. State code number: _____

REASONS WHY PROJECT IS EXEMPT: This Project has been reviewed in accordance with the California Environmental Quality Act (CEQA). The City's Environmental Administrator has determined that the Project is categorically exempt from further environmental review pursuant to Section 15303, New Construction or Conversion of Small Structures (Class 3), of the State CEQA Guidelines. The exemption applies because the Project involves proposed accessory structures in service of an existing event facility use. No unusual circumstances exist that would preclude the use of this exemption, and none of the exceptions set forth in CEQA Guideline Section 15300.2 apply.

LEAD AGENCY

CONTACT PERSON: Dominic Matias

TEL: (949) 443-6390



Laura Stokes, Environmental Administrator

September 17, 2026

Date