

Notice of Exemption

To be filed after project approval

To: _____ Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

From: CITY OF LA MESA
Community Development Department
8130 Allison Avenue
La Mesa, CA 91942

☒ Attn. CEQA / Fish & Wildlife Notices
San Diego County Clerk
1600 Pacific Highway, Room 260
San Diego, CA 92101
MS A33

Project Title: Grossmont Center Anchor Redevelopment & Adjacent Retail Redevelopment Project

Project Location - Specific: 5500 Grossmont Center Drive (APN 490-260-09-00)

Project Location - City: La Mesa

Project Location - County: San Diego

Description of Nature, Purpose and Beneficiaries of Project: The project occurs within an approximately seven-acre portion of an existing 64-acre regional shopping center, Grossmont Center, located at 5500 Grossmont Center Drive in the central portion of the City, San Diego County (County), California (Assessor's Parcel Number 490-260-09-00). The project site is generally in the central portion of Grossmont Center and currently developed with approximately 250,000 square feet (SF) of commercial retail buildings and approximately two acres of surface parking (153 spaces) and access drives. The project proposes the demolition of existing commercial retail buildings encompassing approximately 250,000 SF; construction of three new commercial retail buildings totaling approximately 215,000 SF (one anchor tenant building and two small retail shop buildings), renovation of an existing small retail shop building totaling approximately 6,000 SF; reconfiguration of approximately two acres of on-site parking and circulation; installation of updated stormwater management facilities; and associated site, landscape/hardscape, and utility improvements. No expansion of the Grossmont Center boundaries, changes to site access, or new public street extensions are proposed. The project would result in a net reduction of approximately 35,000 SF of building space compared to existing development on the project site.

Name of Public Agency Approving Project: City of La Mesa

Name of Person or Agency Carrying Out Project (applicant): FR Grossmont, LLC

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:

☒ Statutory Exemptions. State code number: Public Resources Code § 21083.3; CEQA Guidelines § 15183

Reasons why project is exempt: The proposal is exempt from environmental review pursuant to Section 15183 of the State California Environmental Quality Act Guidelines, because the project is consistent with the development and use regulations established by the existing zoning, community plan and general plan for which an Environmental Impact Report (EIR) was certified. The proposed use is consistent with the Zoning Use Regulations and no significant impacts not already identified in the General Plan Environmental Impact Report (EIR) (i.e., peculiar impacts) would result from implementation of the Project. Therefore, the project complies with the exemption standards established in the CEQA guidelines.

Lead Agency Contact Person: Jared Chavez Area Code/Telephone/Extension: 619.667.1185

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:

☒ Signed by Lead Agency

☐ Signed by Applicant

Date: 10/2/2026 Title: Asst. Director of Community Development

Date received for filing at OPR: N/A