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: Riverside
2724 Gateway Drive
Riverside, CA 92507

From: (Public Agency): City of Indio
100 Civic Center Dr
Indio, CA 92201
(Address)

Project Title: 7Brew

Project Applicant: Supreme Brew LLC

Project Location - Specific:

South of Highway 111 and West of Jefferson Street ; APN: 600-440-014

Project Location - City: Indio Project Location - County: Riverside

Description of Nature, Purpose and Beneficiaries of Project:

The project includes the development of an approximately 910 square foot drive-through coffee shop and required on-site improvements, including pedestrian walkways, a trash enclosure, signage, and on-site circulation and Conditional Use Permit for the use of land as a Drive Through Restaurant.

Name of Public Agency Approving Project: City of Indio

Name of Person or Agency Carrying Out Project: Luke Fannin

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: 15332 (In-Fill Development)
- ☐ Statutory Exemptions. State code number: _____

Reasons why project is exempt:

The Project is consistent with the General Plan designation and all applicable general plan policies as well as the applicable zoning designation and regulations. The proposed development occurs within city limits on a project site less than five acres substantially surrounded by urban uses. The project site has no value as habitat for endangered, rare or threatened species. Approval of the project would not result in any significant effects relating to traffic, noise, air quality or water quality. The site can be adequately served by all required utilities and public services. The Project is categorically exempt from CEQA pursuant to CEQA Guidelines Section 15332 - In-fill Development. Further, there is no substantial evidence indicating that any of the exceptions set forth in CEQA Guidelines Section 15300.2 apply to the Project.

Lead Agency
Contact Person: Luke Fannin Area Code/Telephone/Extension: (760) 391-4142

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: 10.8.2026 Title: Assistant 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: _____