# CITY OF ANAHEIM
## NOTICE OF EXEMPTION

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| **To**: | ☑ | County Clerk<br>County of Orange<br>P.O. Box 238,<br>Santa Ana, CA 92702 | ☑ | Office of Land Use and Climate Innovation<br>1400 Tenth Street, Room 121<br>Sacramento, CA 95814 |
| **From:** | | City of Anaheim<br>Planning Department<br>200 S. Anaheim Blvd, MS 162<br>Anaheim, CA 92805 | | |

**PROJECT TITLE & FILE NUMBER:** Dutch Bros, Development Project No. 2025-00051

**PROJECT LOCATION - Specific:** 1632 North Lemon Street

**PROJECT LOCATION - City/County:** City of Anaheim, Orange County, California

**PROJECT DESCRIPTION:** An approval of a conditional use permit to establish a new Dutch Bros Coffee within an existing 1,331 square-foot building with new dual drive-through lanes in a commercial retail center.

**PUBLIC AGENCY APPROVING PROJECT:** City of Anaheim

**PROJECT APPLICANT:** Alena Kriachko
Commercial Development Resources
695 Town Center Drive, Suite 110
Costa Mesa, CA 92626
(949) 670-8411

**EXEMPT STATUS:**

- ☐ Ministerial (Section 21080(b)(1); 15268)
- ☐ Declared Emergency (Section 21080(b)(3))
- ☐ Emergency Project (Section 21080(b)(2))
- ☑ Categorical Exemption. Class 1, Section 15301, Existing Facilities
- ☐ Statutory Exemption. ☐ Other: _____

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**REASONS WHY PROJECT IS EXEMPT:** The project qualifies for a Class 1 - Existing Facilities Categorical Exemption under the California Environmental Quality Act (CEQA) (Public Resources Code, Sections 21000-21189.57) as set forth in Sections 15300.2 and 15301 of the State CEQA Guidelines (California Code of Regulations Title 14, Division 6, Chapter 3, Sections 15000-15387). The Class 1 Exemption consists of the operation, repair, maintenance, and/or minor alteration of existing public or private structures or facilities, involving negligible or no expansion of existing or former use, where no physical changes occur that are not otherwise exempt. The proposed project is a request to permit a new restaurant within an existing 1,331 square-foot building with new dual drive-through lanes that would not result in physical expansion of the existing building, and operation would be consistent with historic levels of operation on the subject property and would therefore be consistent with this type of exemption. Pursuant to Section 15300.2 (c) and Section 15301 of Title 14 of the California Code of Regulations, no exceptions to the exemption apply, there are no unusual circumstances in respect to the project for which staff would anticipate a significant effect on the environment and, therefore, the proposed project is categorically exempt from the provisions of CEQA.

**STAFF CONTACT PERSON:** Stacy Tran, Senior Planner **PHONE:** (714) 765-5016

| Authorized Signature – Nick Taylor<br>Planning and Building Department | Principal Planner<br>Title | 10/30/26<br>Date |
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☑ Signed by Lead Agency ☐ Signed by Applicant