



ORANGE COUNTY
CLERK-RECORDER
CEQA FILING COVER SHEET

30-09/04/2024-0765

Recorded in Official Records, Orange County
Hugh Nguyen, Clerk-Recorder



50.00

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Complete and attach this form to each CEQA Notice filed with the County Clerk-Recorder

TYPE OR PRINT CLEARLY

Project Title

DESIGN REVIEW 23-05 AND CONDITIONAL USE PERMIT 23-03

Check Document being Filed:

- Environmental Impact Report (EIR)
- Mitigated Negative Declaration (MND) or Negative Declaration (ND)
- Notice of Exemption (NOE)
- Other (Please fill in type):

FILED

SEP 04 2024

ORANGE COUNTY CLERK-RECORDER DEPARTMENT

BY: KD DEPUTY

FILED IN THE OFFICE OF THE ORANGE
COUNTY CLERK-RECORDER ON September 4, 2024

Posted for 30 days

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Filing fees are due at the time a Notice of Determination/Exemption is filed with our office. For more information on filing fees and No Effect Determinations, please refer to California Code of Regulations, Title 14, section 753.5.

Notice of Exemption

Appendix E

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

FILED

From: City of La Habra
Planning Division
110 East La Habra Boulevard
La Habra, CA 90631

SEP 04 2024

ORANGE COUNTY CLERK-RECORDER DEPARTMENT

BY: KD DEPUTY

Project Title: Design Review 23-05 and Conditional Use Permit 23-03
Project Location – Specific: 541 E. Whittier Blvd., La Habra, CA 90631
Project Location – City: La Habra Project Location – County: Orange
Description of Project: Design Review 23-05 will allow the construction of a new 1,200 square-foot Starbucks drive-through restaurant with a walk-up window and Conditional Use Permit 23-03 will allow the operation of the drive-through with outdoor menu boards.

Name of Public Agency Approving Project: City of La Habra Planning Commission


Name of Person or Agency Carrying Out Project: Rodney Rivani
541 Whittier LLC
541 E. Whittier Blvd.
La Habra, CA 90631

Exempt Status: (check one)
 Ministerial (Sec. 21080(b)(1); 15268);
 Declared Emergency (Sec. 21080(b)(3); 15269(a)0;
 Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
 Categorical Exemption. State type and section number: Section 15303, Class 3: "New Construction or Conversion of Small Structures"
 Statutory Exemptions. State code number: _____

Reason why projects exempt: This project was reviewed pursuant to the guidelines of the California Environmental Quality Act (CEQA) and determined to be Categorical Exempt pursuant to Section 15303, Class 3: "New Construction or Conversion of Small Structures" of the CEQA Guidelines. The project involves the demolition of a 5,700 square foot commercial building and the reconstruction of a 1,200 square foot, drive-through restaurant. The location of the project is predominantly urban and not considered a sensitive environment; therefore, the project will not result in any significant environmental impact. The project is not located along any state-designated scenic highway nor within any designated hazardous waste site. Staff does not expect any significant impacts or unusual circumstances related to the approval and construction of the project.

Lead Agency
Contact Person: Sonva Lui Area Code/Telephone/Extension: (562) 383-4103

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: 8/27/24 Title: Planning Manager

Signed by Lead Agency Date received for filing at OPR:
 Signed by Applicant