

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

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

Project Title: Modification 26-0001 (MOD 26-0001) to amend Conditional Use Permit 25-0016 (CUP 25-0016) to modify the alcoholic beverage sales and services use from a Type-48 Alcoholic Beverage Control (ABC) License (On-Sale General - Public Premises) to a Type-47 ABC License (On-Sale General - Eating Place)

Project Location – Specific: 1305 West Whittier Boulevard and 1439 West Whittier Boulevard

Project Location – City: La Habra **Project Location – County:** Orange

Description of Project: Modification of an alcoholic beverage sales and services use from a Type-48 ABC License to a Type-47 ABC License at Northgate Gonzalez Market

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

Name of Person or Agency Carrying Out Project: Steve Rawlings, Rawlings Consulting
26023 Jefferson Ave., Suite D
Murrieta, CA 92562

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 15301, Class 1: "Existing Facilities"
- Statutory Exemptions. State code number: _____

Reason why projects exempt: The Project was reviewed pursuant to the guidelines of the California Environmental Quality Act (CEQA) and determined to be categorically exempt pursuant to Section 15301(e), Class 1: "Existing Facilities" of the CEQA Guidelines. Class 1 consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use. The project would allow an existing general retail use to continue to provide alcoholic beverage sales and services within the building that contains the general retail use and outside in an adjacent patio, with a change in the type of license issued by the California Department of Alcoholic Beverage Control (ABC). Currently, the Applicant has a Type-48 ABC License (On-Sale General - Public Premises); a Type-47 ABC License (On-Sale General - Eating Place) is proposed. The project includes a minor exterior improvement that involves the fencing-off of a 1,500-square-foot portion of an existing 3,000-square-foot outdoor patio area. The Project involves a negligible expansion of the existing use.

The project is not subject to any of the exceptions for exemption under Section 15300.2 of the CEQA Guidelines. The cumulative impact of this project, and the approval of other projects like it in the vicinity, is not expected to have any significant environmental impact. The project is not located along any state-designated scenic highway nor within any designated hazardous waste site. The project will not cause a substantial adverse change in the significance of any historical resource. Staff does not expect any significant impacts or unusual circumstances related to the approval and construction of the project. Therefore, the project is categorically exempt from CEQA.

Lead Agency

Contact Person: Ash Syed **Area Code/Telephone/Extension:** (562) 383-4128

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:** 3/10/2026 **Title:** Senior Planner

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