



NOTICE OF EXEMPTION

TO: <input type="checkbox"/> Office of Planning and Research P. O. Box 3044, Room 113 Sacramento, CA 95812-3044	FROM: Name: City of Corona (Public Agency) Address: 400 S. Vicentia Avenue, # 120 Corona, CA 92882 Telephone: (951)736-2262
<input checked="" type="checkbox"/> County Clerk (Riverside) Address: 2724 Gateway Drive, Riverside, CA 92507	

1. Project Title:	PP2022-0001 and CUP2022-0002
2. Project Applicant:	Matt Stowe, ARG Devco
3. Project Location – Identify street address and cross streets or attach a map showing project site (preferably a USGS 15’ or 7 1/2’ topographical map identified by quadrangle name):	1334 and 1341 W. Sixth Street; APNs 118-130-031, 118-130-013, and 118-130-014
4. (a) Project Location – City: Click to enter City	(b) Project Location – County: Riverside
5. Description of nature, purpose, and beneficiaries of Project:	Precise Plan 2022-0001 (PP2022-0001) and Conditional Use Permit 2022-0002 (CUP2022-0002) are applications for the proposed development of an electric charging station with 52 charging spaces, an 8,000-square-foot market and 1,200-square-foot automated carwash, located at 1335 and 1341 W. Sixth Street in the C-3 (General Commercial) zone.
6. Name of Public Agency approving project:	City of Corona
7. Name of Person or Agency undertaking the project, including any person undertaking an activity that receives financial assistance from the Public Agency as part of the activity or the person receiving a lease, permit, license, certificate, or other entitlement of use from the Public Agency as part of the activity:	Matt Stowe, ARC Devco 2060 Placentia Avenue #C3 Costa Mesa, CA 92627
8. Exempt status: (check one)	
(a) <input type="checkbox"/> Ministerial project.	(Pub. Resources Code § 21080(b)(1); State CEQA Guidelines § 15268)
(b) <input type="checkbox"/> Not a project.	
(c) <input type="checkbox"/> Emergency Project.	(Pub. Resources Code § 21080(b)(4); State CEQA Guidelines § 15269(b),(c))

(d) <input checked="" type="checkbox"/> Categorical Exemption. State type and section number:	Class 32 (Infill Development Projects); State CEQA Guidelines Section 15332
(e) <input type="checkbox"/> Declared Emergency.	(Pub. Resources Code § 21080(b)(3); State CEQA Guidelines § 15269(a))
(f) <input type="checkbox"/> Statutory Exemption. State Code section number:	
(g) <input type="checkbox"/> Other. Explanation:	
9. Reason why project was exempt:	The project is exempted from CEQA because the project qualifies as a Class 32 (Infill Development Projects) categorical exemption per Section 15332 of the State CEQA Guidelines. The project, which consists of an electric vehicle charging facility, 8,000-square-foot market, 1,200-square-foot automated carwash tunnel, is consistent with the General Plan and zoning requirements, and would not result in any significant traffic, noise, air quality, or water quality impacts.
10. Lead Agency Contact Person: Telephone:	Sandra Yang, Senior Planner (951) 736-2490
11. If filed by applicant: Attach Preliminary Exemption Assessment (Form "A") before filing.	
12. Has a Notice of Exemption been filed by the public agency approving the project? Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	
13. Was a public hearing held by the Lead Agency to consider the exemption? Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> If yes, the date of the public hearing was: September 26, 2022	

Signature

Date: September 26, 2022

Sandra Yang
Name

Title: Senior Planner

Signed by Lead Agency

Signed by Applicant

Date Received for Filing: Click to enter date

(Clerk Stamp Here)

Authority cited: Sections 21083 and 21110, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.