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STANISLAUS COUNTY
DEPARTMENT OF PLANNING AND
COMMUNITY DEVELOPMENT
1010 10th Street, Suite 3400
Modesto, California 95354

STANISLAUS CO. CLERK-RECORDER

Gail Pilgrim

NOTICE OF EXEMPTION

Project Title: Staff Approval Application No. PLN2019-0034 – Empire Branch Library Parking Lot

Applicant Information: County of Stanislaus – Capital Projects

Project Location: 98 I Street, on the northeast corner of 1st and I Streets, within the City of Modesto's Sphere of Influence, in the Community of Empire. Stanislaus County. APN:133-014-021.

Description of Project: Request to reconfigure an existing parking lot on a .41-acre parcel in order to serve adjoining permitted public uses.

Name of Agency Approving Project: Stanislaus County Planning and Community Development

Lead Agency Contact Person: Teresa McDonald, Assistant Planner

Telephone: (209) 525-6330

Exempt Status: (check one)

- Ministerial (Section 21080(b)(1); 15268);
- Declared Emergency (Section 21080(b)(3); 15269(a));
- Emergency Project (Section 21080(b)(4); 15269(b)(c));
- Categorical Exemption. State type and section number: Class 2/Section 15302 - Replacement or Reconstruction
- Statutory Exemptions. State code number: _____
- General Exemption.

Reasons why project is exempt: The Empire Community Hall and parking lot were legal nonconforming uses within the R-1 zoning district. The Zoning Ordinance allows minor changes in a legal non-conforming use when no new uses are proposed, and the use will not expand more than 25% of the existing non-conforming use. Accordingly, reconfiguration of the existing parking lot, including removal of the existing building foundation, is considered to be a minor change in the existing legal non-conforming use of the site. The reconfigured parking lot will have substantially the same purpose and capacity and will be located on the same site.

6/25/19
Date

Teresa McDonald
Assistant Planner