



CITY OF SAN BERNARDINO
COMMUNITY & ECONOMIC DEVELOPMENT DEPARTMENT
NOTICE OF EXEMPTION

FROM: CITY OF SAN BERNARDINO
Community Development Department
300 North 'D' Street
San Bernardino, CA 92418

TO: ☐ OFFICE OF PLANNING & RESEARCH
1400 Tenth Street, Room 121
Sacramento, CA 95814

☒ CLERK OF THE BOARD
County of San Bernardino
385 North Arrowhead Avenue
San Bernardino, CA 92415

Subject: Filing of a Notice of Exemption pursuant to CEQA Guidelines §15062.

Project Title: Conditional Use Permit 23-13
Lead Agency Contact Person: Chantel Choice
Telephone (include area code): (909) 384-7272, extension 3328
Project Location (include county): North Side of W. Highland Avenue; East of N. California Street; and South of West 23rd Street, City of San Bernardino County of San Bernardino

Project Description: A request to allow the development, establishment, and operation of a three-story self-storage facility containing approximately 97,705 square feet on a parcel containing approximately 1.74 acres. The site is located within the Commercial General (CG-1), ward 6, and APN: 0268-481-20 City of San Bernardino, Community Development Department Carlos Vargas

Name of Public Agency Approving Project:

Name of Applicant or Agency Implementing Project:

Exempt Status: (check one)

- ☐ Ministerial Exemption (§21080(b)(1); §15268)
☒ Categorical Exemption. State Type & Section Number: § 15332 (In-Fill Development Projects)
☐ Statutory Exemption. State Code Number:
☐ Emergency Project (§21080(b)(3); §15269(a))
☐ Declared Emergency (§21080(b)(4); §15269(b)(c))
☐ General Rule – Not Subject to CEQA

Reasons why project is exempt from: The Planning Division conducted an environmental evaluation in connection with proposed project and concluded it is exempt under Section 15332 of the CEQA Guidelines. The proposed development occurs within city limits on a project site of no more than five acres substantially surrounded by urban uses, the project site has no value as habitat for endangered, rare or threatened species and approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality.

This is to certify that the record of project approval is available to the general public at the Community Development Department, Planning Division, 300 North 'D' Street, 3rd Floor, San Bernardino, CA 92418 during regular business hours.

Signature: Chantel Choice **Date:** April 14, 2025 **Title:** Senior Planner
Chantel Choice

☒ Signed by Lead Agency ☐ Signed by Applicant

Date received for filing at OPR:

DATE FILED & POSTED

Posted On: 04.14.25

Removed On: 05.20.25

Receipt No: 36-04142025-239