

NOTICE OF EXEMPTION

To: _____
Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

From:
City of Garden Grove
P. O. Box 3070
11222 Acacia Parkway
Garden Grove, CA 92842



X
Orange County Clerk
Recorder Department
Hall of Finance and Records
12 Civic Center Plaza, Room 106
Santa Ana, CA 92701

Project Title: Director's Review No. DR-085-2026

Project Location - Specific: South side of Katella Avenue, between Barclay Drive and Fraley Street, at 9642 Katella Avenue.

Project Location - City: Garden Grove Project Location - County: Orange

Description of Project: A request for a Director's Review to construct a new two-story, 3,126 square-foot, residential duplex with a 386 square-foot storage room and an attached two-car garage for each unit, and associated site improvements at 9642 Katella Avenue.

Name of Public Agency Approving Project: Community Development Director

Address: 11222 Acacia Parkway, Garden Grove, CA 92842

Name of Applicant or Agency Carrying Out Project: Isabel Giraldo

Address: 177 Miramonte Drive, Fullerton, CA 92835

Phone: (909) 480-8648

Email: expediting@dreamdesign.build

Exempt Status:

- Ministerial (Sec. 21080(b)(1); 15268)
- Declared Emergency (Sec. 21080(b)(3); 15269(a))
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c))
- XX Categorical Exemption. State type and section number: Section 15303 – New Construction
- Statutory Exemptions. State code number:

Reasons why project is exempt: CEQA's Class 3 exemption applies to new construction of duplexes and similar multi-family residential structures totaling no more than four dwelling units (CEQA Guidelines §15303). The project includes the development of a two-unit residential duplex, and would not have an adverse effect on the environment. Therefore, the proposed project is exempt from CEQA pursuant to CEQA's Class 3 exemption.

Lead Agency

Contact Person: Zachary Hernandez

Area Code/Telephone/Extension: (714) 741-5502

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: *M. Ponce*

Date: 5/6/25 Title: Planning Manager

Signed by Lead Agency

Date received for filing at OPR:

Signed by Applicant