



State of California - Department of Fish and Wildlife
2022 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/22) Previously DFG 753.5a

RECEIPT NUMBER:
24-2022-051
 STATE CLEARINGHOUSE NUMBER (if applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF MERCED	LEAD AGENCY EMAIL	DATE 05/06/2022
COUNTY/STATE AGENCY OF FILING MERCED COUNTY	DOCUMENT NUMBER 24-2022-051	

PROJECT TITLE
SITE PLAN #494, ENVIRONMENTAL REVIEW #22-20

PROJECT APPLICANT NAME ROBERT VERMELTFOORT ON BEHALF OF CHASE MERCED LP	PROJECT APPLICANT EMAIL	PHONE NUMBER (209) 385-4768
PROJECT APPLICANT ADDRESS CITY OF MERCED, 678 W 18TH ST.	CITY MERCED	STATE CA
		ZIP CODE 95340

PROJECT APPLICANT (Check appropriate box)

- Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

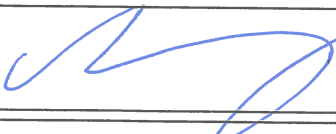
CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$3,539.25	\$	<u>0.00</u>
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,548.00	\$	<u>2,548.00</u>
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,203.25	\$	<u>0.00</u>
<input type="checkbox"/> Exempt from fee			
<input type="checkbox"/> Notice of Exemption (attach)			
<input type="checkbox"/> CDFW No Effect Determination (attach)			
<input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)			
<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	<u>0.00</u>
<input checked="" type="checkbox"/> County documentary handling fee	\$50.00	\$	<u>50.00</u>
<input type="checkbox"/> Other		\$	<u>0.00</u>

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ **2,598.00**

SIGNATURE X 	AGENCY OF FILING PRINTED NAME AND TITLE Lea Z. H. Holguin Deputy Clerk
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Notice of Determination

Appendix D

To:

Office of Planning and Research
U.S. Mail: P.O. Box 3044
Sacramento, CA 95812-3044
Street Address: 1400 Tenth St., Rm 113
Sacramento, CA 95814

County Clerk
County of: Merced
Address: 2222 M St.
Merced, CA 95340

From:

Public Agency: City of Merced
Address: 678 W. 18th St.
Merced, CA 95340
Contact: Michael Hren
Phone: 209-385-4768

Lead Agency (if different from above):
Address:
Contact:
Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse):

Project Title: Site Plan #494, Environmental Review #22-20

Project Applicant: Robert Vermeltfoort on behalf of Chase Merced LP

Project Location (include county): City of Merced, Merced County

Project Description:

Site Plan to build three new buildings, a 999-square-foot drive-through (Starbucks), a 4,088-square-foot mini-mart (7-Eleven), and a 4,837-square-foot office/retail building (future tenant) at the northeast corner of Olive Avenue and State Highway 59.

2022 MAY -6 PM 4:02
FILED
MERCEDES COUNTY CLERK

This is to advise that the City of Merced has approved the above (Lead Agency or Responsible Agency)

described project on April 28, 2022 and has made the following determinations regarding the above described project.

- 1. The project will not have a significant effect on the environment.
2. A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan was adopted for this project.
5. A statement of Overriding Considerations was adopted for this project.
6. Findings were made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

City of Merced Planning Department 678 W 18th Street, Merced, CA 95340

Signature (Public Agency): [Signature] Title: Planning Manager

Date: May 3, 2022 Date Received for filing at OPR:

**The California Environmental Quality Act
(CEQA) Section 15162 Findings:**

Application: Site Plan #494 – Environmental Review #22-20

Assessor Parcel Number or Location: Assessor’s Parcel Number (APN): 058-030-042

Previous Initial Study/EIR Reference: Initial Study #20-36 for General Plan Amendment #20-02 and Site Utilization Plan Revision #2 for Planned Development #12.

Original Project Date: General Plan Amendment #20-02 and Site Utilization Plan Revision #2 for Planned Development #12 were adopted on May 03, 2021 with a Mitigated Negative Declaration (MND).

Section A - Previous Studies

1. Substantial changes are proposed in the project that will require major revisions of the previous project EIR or Negative Declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects?

Yes	No
<input type="checkbox"/>	<input checked="" type="checkbox"/>

Comment/Finding: The proposed Site Plan Permit proposes a convenience market. The proposed use follows the GPA and SUP Revision’s plan.

2. Substantial changes have occurred with respect to the circumstances under which the project is undertaken that will require major revisions of the previous EIR or Negative Declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects?

Yes	No
<input type="checkbox"/>	<input checked="" type="checkbox"/>

Comment/Finding: There have been no changes in the circumstances under which the project is undertaken that would require major revisions in the previous EIR. There are no new significant environmental effects or substantial increases in the severity of previously identified environmental effects.

3. New information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified as complete or the Negative Declaration was adopted, has been revealed? (If “Yes” is checked, go to Section “B” below)

Yes	No
<input type="checkbox"/>	<input checked="" type="checkbox"/>

Comment/Finding: There is no new information of substantial importance that was not known and could not have been known with the reasonable diligence at the time the previous MND was adopted.

Section B - New Information

A) The project will have one or more significant effects not discussed in the previous EIR or negative declaration.

Yes	No
<input type="checkbox"/>	<input checked="" type="checkbox"/>

B) Significant effects previously examined will be substantially more severe than shown in the previous EIR.

Yes	No
<input type="checkbox"/>	<input checked="" type="checkbox"/>

C) Mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

Yes	No
<input type="checkbox"/>	<input checked="" type="checkbox"/>

D) Mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

Yes	No
<input type="checkbox"/>	<input checked="" type="checkbox"/>

Comment/Finding: The proposed Conditional Use Permit follows through with and complies with the stated plan in the GPA and SUP Revision, no new information is present as a result of this application.

On the basis of this evaluation, in accordance with the requirements of Section 15162 of the CEQA Guidelines:

- | | |
|-------------------------------------|--|
| <input type="checkbox"/> | 1. It is found that subsequent negative declaration will need to be prepared. |
| <input type="checkbox"/> | 2. It is found that an addendum Negative Declaration will need to be prepared. |
| <input type="checkbox"/> | 3. That a subsequent EIR will need to be prepared. |
| <input checked="" type="checkbox"/> | 4. No further documentation is required. |

Date: May 4, 2021

Prepared By:



Michael Hren, AICP
Principal Planner