



ORANGE COUNTY  
CLERK-RECORDER  
CEQA FILING COVER SHEET

30-10/02/2025-0759

202585000956

**FILED**

October 2, 2025

HUGH NGUYEN

CLERK - RECORDER

By                     

Deputy clerk

Complete and attach this form to each CEQA Notice filed with the County Clerk-Recorder

TYPE OR PRINT CLEARLY

Project Title

EASEMENT GRANT AND WATER METER INSTALLATION ON THE ATEP  
CAMPUS

**Check Document being Filed:**

- ☐ Environmental Impact Report (EIR)
- ☐ Mitigated Negative Declaration (MND) or Negative Declaration (ND)
- ☒ Notice of Exemption (NOE)
- ☐ Other (Please fill in type):

**FILED IN THE OFFICE OF THE ORANGE  
COUNTY CLERK-RECORDER ON 10/02/2025**  
Posted 10/02/2025 Removed                       
Returned to agency on                       
**DEPUTY 475**

Filing fees are due at the time a Notice of Determination/Exemption is filed with our office. For more information on filing fees and No Effect Determinations, please refer to California Code of Regulations, Title 14, section 753.5.

## Notice of Exemption

## Appendix E

To: Office of Planning and Research  
P.O. Box 3044, Room 113  
Sacramento, CA 95812-3044

County Clerk

County of: Orange

601 N Rose St

Santa Ana, CA 92701

From: (Public Agency): South Orange County Community College District

28000 Marguerite Pkwy #3699

Mission Viejo, CA 92692

(Address)

Project Title: Easement Grant and Water Meter Installation on the ATEP Campus

Project Applicant: South Orange County Community College District

Project Location - Specific:

1624 Valencia Ave, Tustin, CA 92782

Project Location - City: Tustin

Project Location - County: Orange

Description of Nature, Purpose and Beneficiaries of Project:

South Orange County Community College District grants easements to Irvine Ranch Water District (IRWD) to support the installation of three potable water meters on the Advanced Technology & Education Park (ATEP) campus. The water meters are intended to serve existing or future campus facilities by connecting to existing utility lines. Physical improvements associated with the Project include minor trenching and backfilling, installation of standard utility boxes and meters, and surface restoration. The easement action facilitates access and long-term maintenance of the meters by IRWD. No new above-ground structures of significance, grading, vegetation removal, or modification to existing buildings or land uses is proposed.

Name of Public Agency Approving Project: South Orange County Community College District

Name of Person or Agency Carrying Out Project: South Orange County Community College District

Exempt Status: (check one):

- ☐ Ministerial (Sec. 21080(b)(1); 15268);
- ☐ Declared Emergency (Sec. 21080(b)(3); 15269(a));
- ☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- ☒ Categorical Exemption. State type and section number: Existing Facilities (15301) and New Construction or Conversion of Small Structures (15303(d))
- ☐ Statutory Exemptions. State code number: \_\_\_\_\_

Reasons why project is exempt:

The Project is exempt under CEQA Guidelines Section 15301 (Existing Facilities) as the ATEP campus is fully developed and served by existing utilities. Granting an easement and installing meters is a minor alteration of an existing utility system with no expansion of capacity, new demand, or new land uses. The installation of three water meters also qualifies under CEQA Guidelines Section 15303(d) (New Construction or Conversion of Small Structures) as a minor utility extension, small in scale, with no environmental disturbance.

Lead Agency

Contact Person: Ann-Marie Gabel Area Code/Telephone/Extension: (949) 582-4664

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: [Signature] Date: 10/1/2025 Title: Vice Chancellor

• Signed by Lead Agency Signed by Applicant

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

Date Received for filing at OPB: \_\_\_\_\_

FILED

OCT 02 2025

Revised 2011

HUGH NGUYEN, CLERK-RECORDER

BY: [Signature] DEPUTY



State of California - Department of Fish and Wildlife  
**2025 ENVIRONMENTAL DOCUMENT FILING FEE**  
**CASH RECEIPT**  
DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

Print

StartOver

Save

RECEIPT NUMBER:

30-10/02/2025-0759

STATE CLEARINGHOUSE NUMBER (If applicable)

**SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.**

LEAD AGENCY	LEAD AGENCY EMAIL	DATE
SOUTH ORANGE COUNTY COMMUNITY COLLEGE DISTRICT		10/02/2025
COUNTY/STATE AGENCY OF FILING		DOCUMENT NUMBER
ORANGE COUNTY		202585000956
PROJECT TITLE		

EASEMENT GRANTAND WATER METER INSTALLATION ON THE ATEP CAMPUS

PROJECT APPLICANT NAME	PROJECT APPLICANT EMAIL	PHONE NUMBER
SOUTH ORANGE COUNTY COMMUNITY COLLEGE DISTRICT		(949) 582-4664
PROJECT APPLICANT ADDRESS	CITY	STATE
28000 MARGUERITE PKWY #3699	MISSION VIEJO	CA
		ZIP CODE
		92692

**PROJECT APPLICANT** (Check appropriate box)

☐ Local Public Agency ☒ School District ☐ Other Special District ☐ State Agency ☐ Private Entity

**CHECK APPLICABLE FEES:**

☐ Environmental Impact Report (EIR) \$ 4,123.50 \$ \_\_\_\_\_  
☐ Mitigated/Negative Declaration (MND)(ND) \$ 2,968.75 \$ \_\_\_\_\_  
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW \$ 1,401.75 \$ \_\_\_\_\_


☒ Exempt from fee  
☒ Notice of Exemption (attach)  
☐ CDFW No Effect Determination (attach)  
☐ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only) \$ 850.00 \$ \_\_\_\_\_  
☐ County documentary handling fee \$ 50.00 \$ \_\_\_\_\_  
☐ Other \$ \_\_\_\_\_

**PAYMENT METHOD:**

☐ Cash ☐ Credit ☐ Check ☐ Other

**TOTAL RECEIVED** \$ 0.00

SIGNATURE	AGENCY OF FILING PRINTED NAME AND TITLE
X 	Jacqueline Chaboya Deputy Clerk