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Exempt per Gov't Code 6103

RETURN TO: Jo Ann Corey
Irvine Ranch Water District
P.O. Box 57000
15600 Sand Canyon Avenue
Irvine, CA 92619-7000

NOTICE OF EXEMPTION
(State Guidelines 15062)

County Clerk's Filing Stamp

TO: Orange County Clerk-Recorder
12 Civic Center Plaza, Room 101
Santa Ana, CA 92701

FROM: Irvine Ranch Water District (Applicant/Lead Agency)
P.O. Box 57000
15600 Sand Canyon Avenue
Irvine, CA 92619-7000
949-453-5300

FILED

AUG 11 2016

HUGH NGUYEN, CLERK-RECORDER

BY:  DEPUTY

Project Name: Energy Storage Systems – Portola Zone 3-5 & A-C Pump Station

Project Location: The project is located southeast of the intersection of Portola Parkway and Orchard Hills in the city of Irvine, California. (See Figure 1).

County: Orange

Description of Nature, Purpose and Beneficiaries of Project:

Irvine Ranch Water District (IRWD) is proposing to install stationary Energy Storage Systems at the Portola 3-5 & A-C Pump Station, located southeast of the intersection of Portola Parkway and Orchard Hills in the city of Irvine, California. The proposed system would be a Demand Charge Management (DCM) system, which would involve charging batteries from the grid during off-peak hours and then discharging them during on-peak hours, reducing stress on the grid and reducing the overall cost of power. During peak demand periods, the Pump Station would draw power from the DCM system to offset its demand from the regional electrical grid. The DCM system can provide up to two hours of continuous discharge power. IRWD would contract with a third party to install and operate the proposed DCM system.

As shown in Figure 1, at the Portola Zone 3-5 & A-C Pump Station site, the DCM system would be installed in a vegetated area located outside the perimeter of the facility.

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property on either side of an existing water valve. Although some vegetation may be removed, existing vegetation would screen the DCM system from the adjacent roadways. The proposed DCM system would occupy a footprint of approximately 736 square feet (e.g., 32 feet by 23 feet). The proposed 1,000-kWh system would include a cluster of ion lithium battery blocks mounted on a concrete pad and ancillary equipment. Each battery block would have a height of approximately 86 inches. The system would resemble typical utility scale infrastructure, such as electrical and cable boxes.

Construction of the DCM system would require minor grading activities to allow for installation of the concrete pad. Installation of both components is expected to take no more than three weeks.

Environmental Commitments:

IRWD would implement the following best management practices (BMPs) to ensure that impacts to biological resources, visual resources, and ambient noise levels would not occur during construction and operation of the proposed DCM system:

Biological Resources: If project construction occurs during the breeding season (generally February 1st through August 15th), IRWD will retain a qualified biologist to conduct nest surveys in potential nesting habitat within and adjacent to the project site prior to commencement of construction or site preparation activities. If active nests are found, construction activity within 300 feet, or a distance otherwise determined by a qualified biologist, of an active nest should be delayed until the nest is no longer active.

Visual Resources:

- Following construction activities, IRWD shall restore disturbed areas by reestablishing pre-existing conditions including topography and repaving roadways.
- IRWD will design project facilities to comply with the City of Irvine guidelines. Specific guidelines to be addressed will include setbacks, landscaping, color, building style and lighting of the facility.

Noise:

- All construction activities will comply with the City of Irvine’s allowable construction time limits (7:00 am and 7:00 pm Monday through Friday and the hours of 9:00 am and 6:00 pm on Saturdays).
- Implementation of the project will incorporate noise abatement measures to comply with the City of Irvine’s noise ordinance criteria, as necessary.

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Name of Public Agency Approving
and Carrying out this Project:

Irvine Ranch Water District (IRWD)
15600 Sand Canyon Avenue, Irvine, CA 92618

Contact Person: Jo Ann Corey, Engineering Technician III

Area Code 949

Phone 453-5326

Exempt Status: (check one)

- Ministerial (Sec 21080(b)(1); (State Guidelines Sec. §15268)
- Declared Emergency (Sec 21080(b)(3); State Guidelines Sec. §15269(a))
- Emergency Project (Sec 21080(b)(4); (State Guidelines Sec. §15269(b)(c))
- Categorical Exemption (State Guidelines Sec. §15301)
- Categorical Exemption (State Guidelines Sec. §15302)
- Categorical Exemption (State Guidelines Sec. §15303)
- Categorical Exemption (State Guidelines Sec. §15306)
- Statutory Exemption State code number (State Guidelines §15282)

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Reasons why project is exempt:

IRWD has made the determination that the proposed Energy Storage Systems at the Portola Zone 3-5 & A-C Pump Station is exempt from the California Environmental Quality Act (CEQA) by statute (California Code of Regulations, Title 14, Chapter 3, Article 19). Categorical exemptions include minor alteration of existing facilities (CEQA Guidelines, Section 15301) and new construction or conversion of small structures under CEQA Guideline Section 15303. Under Class 1, activities are exempt for the operation, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination (CEQA Guidelines, Section 15301). Class 3 consists of construction and location of limited numbers of new, small facilities or structures; installation of small new equipment and facilities in small structures, and the conversion of existing small structures from one use to another where only minor modifications are made in the exterior of the structure (CEQA Guidelines, Section 15303). Additionally, under Class 3, installation of small new equipment and facilities for water, sewage, electrical, gas and other utility extensions are exempt.

The proposed Energy Storage Systems Project is new construction of a small structure at an existing facility. The proposed Energy Storage Systems Project will serve to provide the existing Pump Station with an additional electrical power source during peak demand periods by installing a DCM system on the property. The DCM system will occupy a footprint of approximately 736 square feet and will be in a landscaped area on the outside perimeter of the wall, as shown in Figure 1. IRWD will implement the applicable environmental commitments during construction and operation to ensure that no impacts to biological resources, visual resources, or ambient noise levels would occur.

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Submission of this form is optional. Local agencies may file this form with the county clerk pursuant to Public Resources Code Section 21152(b). The filing of the notice starts a 35-day statute of limitations on court challenges to the approval of the project under Public Resources Code Section 21167(d). Failure to file the notice results in the statute of limitations being extended to 180 days.

Jo Ann Corey, Engineering Technician III
Staff Member Responsible for Preparation

Leslie Bonkowski
District Secretary

8/9/16
Date

POSTED

AUG 11 2016

HUGH NGUYEN, CLERK-RECORDER

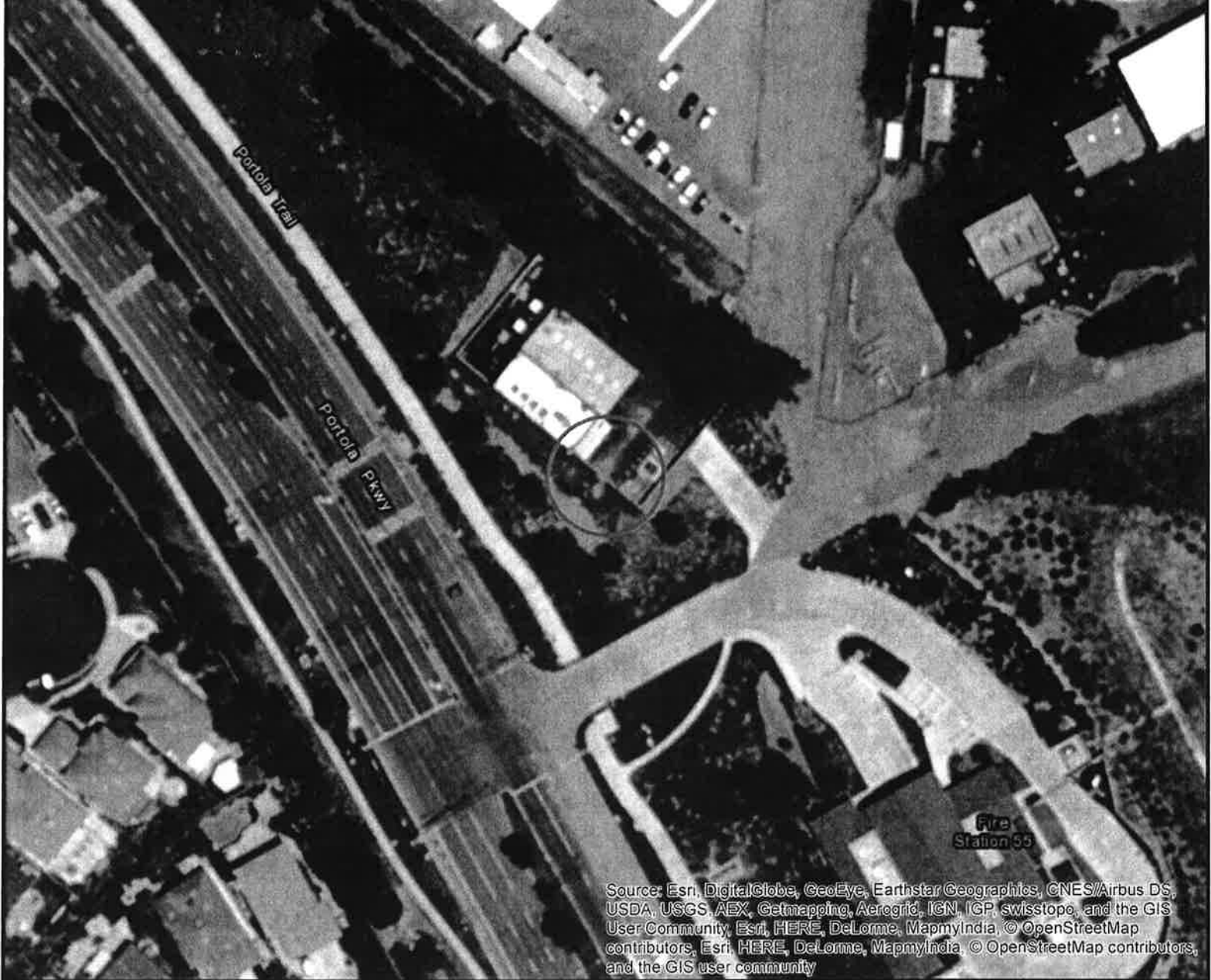
BY: [Signature] DEPUTY

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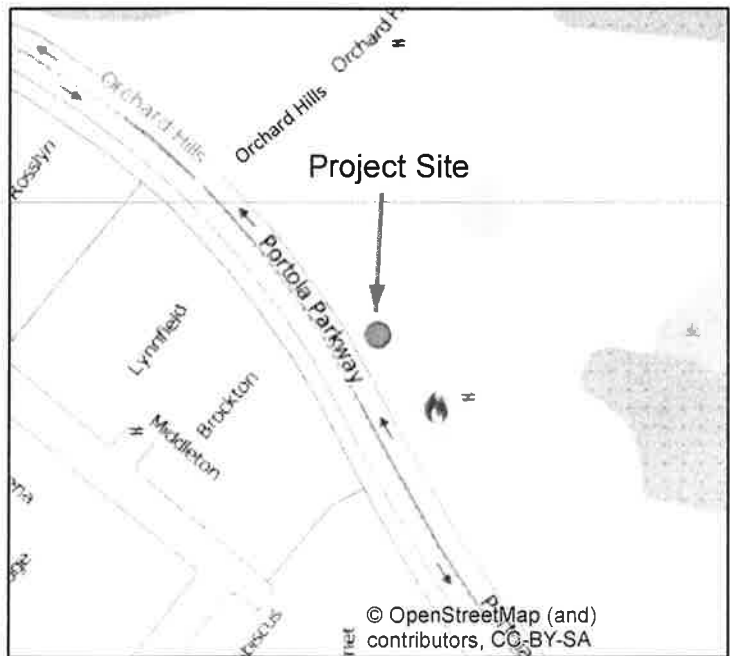
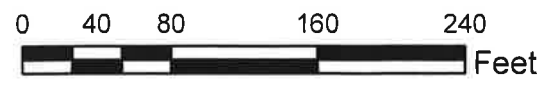


Figure 1: Portola Zone 3-5 & A-C Pump Station

MAP FEATURES

 Project Location



Date Prepared: 08/03/2016