

FILED

IMPERIAL COUNTY

Nov 25 2025

Notice of Determination

Appendix D

CHUCK STORY, County Clerk

To:

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

By: Victoria Chavira
Deputy Clerk

From:

(Public Agency): County of ImperialAddress: 801 Main Street
El Centro, CA 92243Contact: Jim Minnick, DirectorPhone: (442) 265-1736☒

County Clerk

County of: ImperialAddress: 940 Main Street
El Centro, CA 92243

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):

SCH# 2024100680

Project Title Conditional Use Permit (CUP) #23-0029 / Lot Merger (MERG) #00157 /
Initial Study (IS) #24-0022Project Applicant: Marty A. Tripes "Ocotillo RV Storage"Project Location (include county): 14 West Highway 80, Ocotillo CA 92259

Project Description:

The applicant, Martin A Tripes, is proposing the development of a Recreational Vehicle (RV) Storage Facility that will also include on-site sales and repair services. The proposal includes a Conditional Use Permit (CUP) #23-0029 and a Lot Merger (MERG) #00157 to combine two contiguous industrially zoned parcels, identified as Assessor's Parcel Numbers (APNs) 033-562-010 and 033-562-011, into a single, larger lot to accommodate up to 100 spaces RV storage facility. The project will be developed in three (3) phases and will not include an RV dump station. The facility is proposed to operate 24 hours a day, seven days a week. Access to the proposed Ocotillo RV Storage Facility will continue to be provided via Interstate 8, exiting to the west on Highway 80 (West Evan Hewes Highway).

This is to advise that the Imperial County Planning Commission has approved the above
☒ Lead Agency or ☐ Responsible Agency)

described project on 11/12/2025 and has made the following determinations regarding the
(date)

above described project

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

POSTED


NOV 25 2025

Imperial County Clerk-Recorder
California

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:

Imperial County Planning & Development Services, 801 Main Street, El Centro, CA 92243

Signature (Public Agency):


 Michael Abraham
Title: ICPDS Assist DirectorDate: 11/13/2025

Date Received for filing at OPR:

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