



**LOS ANGELES COUNTY CLERK  
CEQA FILING COVER SHEET**

THIS SPACE FOR CLERK'S USE ONLY

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

**TYPE OR PRINT CLEARLY**

**Project Title**

**ZONING CODE AMENDMENT NO. 25-01 (ZCA-25-01)  
ZONE CHANGE NO. 25-01 (ZA-25-01)**

**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): **NOTICE OF DETERMINATION**

ON April 18 2025

UNTIL May 19 2025

Print Form

**Notice of Determination** REGISTRAR - RECORDER/COUNTY CLERK

**Appendix D**

**To:**

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

County Clerk  
County of: Los Angeles  
Address: 12400 Imperial Highway  
Norwalk, CA 90650

**From:**

Public Agency: City of Monterey Park  
Address: 320 West Newmark Avenue  
Monterey Park, CA 91754

Contact: Eliana Muñoz  
Phone: 626-307-1304

Lead Agency (if different from above): \_\_\_\_\_

Address: \_\_\_\_\_

Contact: \_\_\_\_\_

Phone: \_\_\_\_\_



FILED  
Apr 13 2025  
Eliana C. Lopez, Registrar - Recorder/County Clerk  
Electronically signed by FERONICA HEAD

**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): 2001011074

Project Title: Zoning Code Amendment No. 25-01 (ZCA-25-01) and Zone Change No. 25-01 (ZA-25-01)

Project Applicant: City of Monterey Park

Project Location (include county): Monterey Park, Los Angeles County (citywide)

**Project Description:**

An Ordinance implementing the Monterey Park General Plan by amending Title 21 of the Monterey Park Municipal Code concerning Accessory Dwelling Units, replacement housing, and administrative use permits, and amending the zoning map by establishing the residential incentive zone.

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

described project on 04/16/2025 and has made the following determinations regarding the above  
(date)  
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.

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 Monterey Park 320 West Newmark Avenue Monterey Park, CA 91754

Signature (Public Agency):  Title: Senior Planner

Date: 4-18-25 Date Received for filing at OPR: \_\_\_\_\_



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

RECEIPT Number: 19 — 04/18/2025 — 202504181230007
STATE CLEARING HOUSE # (If applicable) 200101074

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF MONTEREY PARK	LEAD AGENCY EMAIL	DATE 04/18/2025
COUNTY/STATE AGENCY OF FILING LOS ANGELES	DOCUMENT NUMBER 2025079290	
PROJECT TITLE ZONING CODE AMENDMENT NO. 25-01 (ZCA-25-01) AND ZONE CHANGE NO. (ZA-25-01)		
PROJECT APPLICANT NAME ELIANA MUNOZ	PROJECT APPLICANT EMAIL	PHONE NUMBER (626)307-1304
PROJECT APPLICANT ADDRESS 320 WEST NEWMARK AVENUE	CITY MONTEREY PARK	STATE CA
		ZIP CODE 91754

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)  | \$4,123.50 | \$ 0.00  |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)   | \$2,968.75 | \$ 0.00  |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW         | \$1,401.75 | \$ 0.00  |
| <br>  |            |          |
| <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)                   |            |          |
| <hr/>   |            |          |
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00   | \$ 0.00  |
| <input checked="" type="checkbox"/> County documentary handling fee   |            | \$ 75.00 |
| <input type="checkbox"/> Other  |            | \$ 0.00  |

PAYMENT METHOD:

- Cash    
  Credit    
  Check    
  Other

TOTAL RECEIVED \$ 75.00

SIGNATURE <b>X</b>	AGENCY OF FILING PRINTED NAME AND TITLE 
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State of California—Natural Resources Agency  
 CALIFORNIA DEPARTMENT OF FISH AND WILDLIFE  
 2019 ENVIRONMENTAL FILING FEE CASH RECEIPT

RECEIPT # 201912160500004
STATE CLEARING HOUSE # (If applicable) 2001011074

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY CITY OF MONTEREY PARK			DATE 12/16/2019
COUNTY/STATE AGENCY OF FILING LOS ANGELES			DOCUMENT NUMBER 2019321888
PROJECT TITLE MONTEREY PARK FOCUSED GENERAL PLAN UPDATE			
PROJECT APPLICANT NAME SAMANTHA TEWASART			PHONE NUMBER
PROJECT APPLICANT ADDRESS 320 WEST NEWMARK AVENUE	CITY MONTEREY PARK	STATE CA	ZIP CODE 91754
PROJECT APPLICANT (Check appropriate box): <input checked="" type="checkbox"/> Local Public Agency <input type="checkbox"/> School District <input type="checkbox"/> Other Special District <input type="checkbox"/> State Agency <input type="checkbox"/> Private Entity			


CHECK APPLICABLE FEES:

<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$3,271.00	\$ 3,271.00
<input type="checkbox"/> Negative Declaration (ND)(MND)	\$2,354.75	\$ 0.00
<input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board Only)	\$850.00	\$ 0.00
<input type="checkbox"/> Projects Subject to Certified Regulatory Programs (CRP)	\$1,112.00	\$ 0.00
<input checked="" type="checkbox"/> County Administrative Fee	\$50.00	\$ 75.00
<input type="checkbox"/> Project that is exempt from fees		
<input type="checkbox"/> Notice of Exemption		
<input type="checkbox"/> CDFW No Effect Determination (Form Attached)		
<input type="checkbox"/> Other _____		\$ 0.00

PAYMENT METHOD:

Cash     Credit     Check     Other \_\_\_\_\_    \$ 3,346.00

SIGNATURE X <i>[Signature]</i>	TITLE ITC
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2025 079290  
  
 FILED  
 Apr 18 2025  
 Dean C. Logan, Registrar - Recorder/County Clerk  
 Electronically signed by VERONICA HEAD