



City of Torrance, Community Development Department, Planning Division
3031 Torrance Boulevard, Torrance, CA 90503, Telephone (310) 618-5990

Notice of Exemption

TO:

County Clerk, Los Angeles County
Environmental Filing Division
12400 Imperial Highway
Norwalk, CA 90650

FROM:

City of Torrance
3031 Torrance Boulevard
Torrance, CA 90503

PROJECT TITLE:

CUP22-00005, MOD22-00005, WAV22-00011

PROJECT APPLICANT OR AGENCY CONTACT:

Rexford Industrial - 21515 S. Western LLC
333 City Boulevard West, Suite 705
Orange, CA 92868

PROJECT LOCATION:

21515 Western Avenue, Torrance CA 90501

PROJECT DESCRIPTION:

The project involves the demolitions of an existing market building and the construction of a 84,100-square foot industrial building consisting of 72,100 square feet of warehouse space and 12,000 square feet of office space, a reduction of the landscape setback requirement, and the building to exceed the maximum height limitation.

EXEMPT STATUS:

Categorical Exemption: 15332 - In-fill Development, 15305 - Minor Alterations in Land Use Limitations



REASON FOR EXEMPTION:

The project is categorized as infill development of land located in an urban area and has been found not to have a significant impact on the environment. The reduction the landscape setback requirement will not result in change of land use or density nor result in the creation of a new parcel.

LEAD AGENCY CONTACT:

Oscar Martinez
Planning and Environmental Manager
(310) 618-5990

Signature 

Date 3/3/23