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**NOTICE OF INTENT TO ADOPT
A MITIGATED NEGATIVE DECLARATION**

Public Resources Code Section 21092 and Cal. Code of Regulations Title 14, Section 15072 (the Guidelines for the California Environmental Quality Act) require a local agency to provide a notice of intent to adopt a negative declaration or mitigated negative declaration to the public, responsible agencies, trustee agencies, and the county clerk of each county within which the proposed project is located, sufficiently prior to adoption by the lead agency of the negative declaration or mitigated negative declaration to allow the public and agencies the review period provided under Section 15105 of the Guidelines.

Project Title: ENV-2018-2185-MND

Project Location: 17534 – 17540 W. Sherman Way

Project Description: The proposed project is a three-story (two-story of residential over a ground level parking garage), 43 foot in height, 25,214-square foot, nine-unit multi-family residential building all on two lots totaling 16,645-square feet. The project is providing a total of 18 automobile parking spaces and 11 bicycle parking spaces. A total of 1,560 square feet of open space and 3,084 square feet of landscaping is proposed.

The project is proposing the demolition of one, one-story, 1,135 square foot single-family dwelling and 380 square foot detached two-car garage on one lot (17534 W. Sherman Way) and one, one-story, 1,572 square foot single-family dwelling and 380 square foot detached garage on the second lot (17540 W. Sherman Way). Furthermore, the Project will require 456 cubic yards of grading, including 302 cubic yards of cut, 154 cubic yards of fill, 147 cubic yards of export, and no import.

There are 17 trees on site, including one dead tree, and seven street trees on Sherman Way and Calvus Avenue. None of the 17 trees on site are protected species. It is expected that the majority, if not all of the trees on site will need to be removed to allow the development of the property. SurveyLA identifies five of the street trees on Sherman Way as historic street trees (four Mexican fan palms and one deodar cedar). All of the seven street trees will be protected in place.

Schedule: The City of Los Angeles will receive comments on the Mitigated Negative Declaration (MND) for 20 days beginning **Thursday, August 03, 2023** and ending **Wednesday, August 23, 2023**. The City of Los Angeles, as lead agency, will make a determination on the project, following a public hearing to be scheduled.

Copies of the Mitigated Negative Declaration and all documents referenced in the Mitigated Negative Declaration are available on the Department of City Planning's website at <https://planning.lacity.org/project-review/environmental-review/published-documents>. Submit your comments by contacting Laura Frazin-Steele at laura.frazinsteel@lacity.org or (818) 374-9919 or if you need to review the case file materials.

Signature: *Laura Frazin Steele* Date: 7/25/2023