



PLANNING AND DEVELOPMENT
CURRENT PLANNING DIVISION



9770 CULVER BOULEVARD, CULVER CITY, CALIFORNIA 90232-0507

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NOTICE OF EXEMPTION

September 18, 2024

Los Angeles County Clerk
Attention: Environmental Filing/Registration
12400 Imperial Highway, Suite 2001
Norwalk, CA 90650

Governor's Office of Planning and
Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

PROJECT:

Title and Case No.: P2022-00187-SPR/TPM

Address/Location: 4233 East Boulevard

Project Description: Construction of a new two-story, four-unit attached condominium development with subterranean parking.

APPLICANT: Aaron Brumer Architects.

CULVER CITY APPROVAL ACTION:

1. The Planning Commission on August 28, 2024, approved the Site Plan Review and Tentative Parcel Map for the subject property. The Planning Commission, in approving the project described above, determined that the project is exempt from further environmental impact assessment per the CEQA guidelines:

Type of Exemption: Categorical Exemption

CEQA Section: 15303 and 15315

Class: 3 and 15; New Construction of Small Structures and Minor Land Division

2. Reason why project is Exempt (brief): Construction of fewer than seven units and creation of four or fewer residential parcels that comply with the General Plan and Zoning, require no variances or exceptions, are provided all services and access, were not involved in a division of larger parcel within the previous two year, with an average slope less than 20 percent.

William Kavadas, Assistant Planner