

COUNTY CLERK'S USE

CITY OF LOS ANGELES
OFFICE OF THE CITY CLERK
200 NORTH SPRING STREET, ROOM 395
LOS ANGELES, CALIFORNIA 90012

CALIFORNIA ENVIRONMENTAL QUALITY ACT
NOTICE OF EXEMPTION
(PRC Section 21152; CEQA Guidelines Section 15062)

Pursuant to Public Resources Code § 21152(b) and CEQA Guidelines § 15062, the notice should be posted with the County Clerk by mailing the form and posting fee payment to the following address: Los Angeles County Clerk/Recorder, Environmental Notices, P.O. Box 1208, Norwalk, CA 90650. Pursuant to Public Resources Code § 21167 (d), the posting of this notice starts a 35-day statute of limitations on court challenges to reliance on an exemption for the project. Failure to file this notice as provided above, results in the statute of limitations being extended to 180 days.

PARENT CASE NUMBER(S) / REQUESTED ENTITLEMENTS

ADM-2024-4650-DB-VHCA-ED1

LEAD CITY AGENCY

City of Los Angeles (Department of City Planning)

CASE NUMBER

N/A

PROJECT TITLE

3981-3985 South Meier Street

COUNCIL DISTRICT

11

PROJECT ADDRESS

3981-3985 South Meier Street

PROJECT DESCRIPTION:

Additional page(s) attached.

The project proposes to demolish all existing improvements to allow for the construction, use and maintenance of a new five (5) story, 55 foot multi-family residential building containing a maximum of 75 dwelling units, consisting of 13 units shall be reserved for Moderate Income households, 60 units shall be reserved for Low Income households, and one (1) unit for Very Low Income, and one (1) Market Rate Manager's unit. The project will be limited to a total floor area of approximately 40,152 square feet with a Floor Area Ratio (FAR) of 5.32:1. Approximately 3,944 square feet of open space will be provided, which includes the rear yard of the ground level, a recreation room on the fifth level, and a roof deck. The project is providing zero (0) vehicle parking spaces, 60 long-term bicycle parking spaces, and six (6) short-term bicycle parking spaces.

NAME OF APPLICANT / OWNER:

J.P. Sciammarella, 3981 Meier LLC

CONTACT PERSON (If different from Applicant/Owner above)

Dana Sayles, three6ixty

(AREA CODE) TELEPHONE NUMBER

(310) 204-3500

EXT.

EXEMPT STATUS: (Check all boxes, and include all exemptions, that apply and provide relevant citations.)

STATE CEQA STATUTE & GUIDELINES

STATUTORY EXEMPTION(S)

Public Resources Code Section(s) 21080(b)(1)

CATEGORICAL EXEMPTION(S) (State CEQA Guidelines Sec. 15301-15333 / Class 1-Class 33)

CEQA Guideline Section(s) / Class(es)

OTHER BASIS FOR EXEMPTION (E.g., CEQA Guidelines Section 15061(b)(3) or (b)(4) or Section 15378(b))

JUSTIFICATION FOR PROJECT EXEMPTION:

Additional page(s) attached

Class 1 consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination. The types of "existing facilities" itemized below are not intended to be all-inclusive of the types of projects which might fall within Class 1. The key consideration is whether the project involves negligible or no expansion of an existing use.

None of the exceptions in CEQA Guidelines Section 15300.2 to the categorical exemption(s) apply to the Project.

The project is identified in one or more of the list of activities in the City of Los Angeles CEQA Guidelines as cited in the justification.

IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT ISSUED BY THE CITY PLANNING DEPARTMENT STATING THAT THE DEPARTMENT HAS FOUND THE PROJECT TO BE EXEMPT.

If different from the applicant, the identity of the person undertaking the project.

CITY STAFF USE ONLY:

CITY STAFF NAME AND SIGNATURE

Alice Okumura *Alice Okumura*

STAFF TITLE

City Planning Associate

ENTITLEMENTS APPROVED

Qualified Permanent Supportive Housing Density Bonus and Incentives/Waivers