



2025 023307



FILED
Feb 04 2025

Dean C. Logan, Registrar - Recorder/County Clerk

Electronically signed by BYRON PATTON JR

NOTICE OF EXEMPTION

TO: Office of Planning and Research (OPR)
P.O. Box 3044,
Sacramento, CA 95812-3044

FROM:
Lead Agency: City of Whittier, Planning Division
Address: 13230 Penn Street
Whittier, CA 90602-1772

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

Contact Person: Luis G. Escobedo, AICP
Assistant Director of Community Development
Phone Number: (562) 567-9320

Project Title: Development Review No. DRP24-0020 and Vesting Tentative Tract Map No. TTM24-0002 (VTTM No. 84459)

Project Location-Specific: 13412-13420 Franklin Street and 7336-7362 Painter Avenue Whittier, CA 90602 (A.I.N. 8142-003-008, 011, 069, 070) (Latitude 33° 58' 25.7952" N Longitude 118° 1' 56.1144" W).

Project Location-City: Whittier **Project Location-County:** Los Angeles

Project Description: Development Review Project No. DRP24-0020 and Vesting Tentative Tract Map No. TTM24-0002 a request construct a new 40-unit, three-story townhome development and subdivide the lot for condominium purposes. The property is zoned as C-O (Commercial Office).

Name of Public Agency Approving Project: City of Whittier

Name of Person or Agency Carrying Out Project: Alan Hernandez, Associate Planner, City of Whittier.

Exempt Status: (Check one)

- | | |
|---|---|
| <input type="checkbox"/> Ministerial (Sec. 21080(b)(1); 15268) | <input type="checkbox"/> Declared Emergency (Sec. 21080(b)(3); 15269(a)) |
| <input checked="" type="checkbox"/> Categorical Exemption (15332) | <input type="checkbox"/> Emergency Project (Sec. 21080(b)(4); 15269 (b)(c)) |
| <input type="checkbox"/> Statutory Exemption () | <input type="checkbox"/> Other: _____ |

Reasons why project is exempt: The proposed project was reviewed for potential exemptions and was found to satisfy the standards of Class 32 Categorical Exemption as specified within Section 15332 (In-Fill Development Project) of the California Environmental Quality Act (CEQA) since the proposed project is consistent with the applicable general plan designation and all applicable general plan policies as well as with applicable zoning designation and regulations. The project proposes construct a 40-unit, three-story townhome development. The use is consistent with the General Plan designation of Office. The corresponding zoning classification is C-O (Commercial Office). Therefore, the city of Whittier has determined that the project will not have a significant effect on the environment and a Notice of Exemption will be filed pursuant to Section 15332, Class 3 2 (In-Fill Development Project) of the CEQA Guidelines.

THIS NOTICE WAS POSTED

ON February 04 2025

UNTIL March 06 2025

REGISTRAR - RECORDER/COUNTY CLERK

Luis G. Escobedo, AICP
City Contact Person

(562) 567-9320
Phone Number

Assistant Director of Community Development

Title



Signature

2/4/2025

Date

FOR COUNTY CLERK'S USE ONLY

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