



NOTICE OF EXEMPTION

TO:

Office of Land Use & Climate Innovation
(LCI)
P.O. Box 3044,
Sacramento, CA 95812-3044

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

FROM:

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

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

Project Title: Development Review Project No. DRP24-0105 and Conditional Use Permit No. CUP24-0010 – The Hive

Project Location-Specific: 6749-6757 Greenleaf Avenue, Whittier CA, 90601, Assessor Identification No. 8139-014-013 (Latitude 33° 58' 45.75" N, Longitude 118° 2' 15.8064" W)

Project Location-City: Whittier

Project Location-County: Los Angeles

Project Description: Conditional Use Permit No. CUP24-0010 is a request to expand a restaurant into an adjacent tenant space with the sale of alcoholic beverages under a new Type 47 ABC license (On-Sale General), live entertainment, and extended hours of operation. Development Review Project No. DRP24-0105 is a request to allow the interior tenant improvements associated with the merging of existing tenant spaces.

Name of Public Agency Approving Project: City of Whittier

Name of Person or Agency Carrying Out Project: Alejandro Murillo, Assistant Planner

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 (15301) | <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 a Class 1 (Existing Facilities) Categorical Exemption as specified within Section 15301 of the California Environmental Quality Act (CEQA) Guidelines. The city has found that the project meets the exemption due to the fact the project is proposed within an existing commercial building where only minor alterations to the building's interior will occur. 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 15301, Class 1 (Existing Facilities) of the CEQA Guidelines.

Luis G. Escobedo, AICP
City Contact Person

(562) 567-9320
Phone Number

Assistant Director of Community Development
Title



Signature

6/17/25

Date

FOR COUNTY CLERK'S USE ONLY