

NOTICE OF EXEMPTION

Appendix E

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95814

From: City of Rosemead
8838 E. Valley Boulevard
Rosemead, CA 91770

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

Project Title: Design Review 23-02

Project Applicant: Quach Hiep

Project Location – Specific: 8500-8512 Garvey Avenue (APN: 5283-001-037)

Project Location – City: City of Rosemead Project Location – County: County of Los Angeles

Description of Nature, Purpose, and Beneficiaries of Project: Quach Hiep has submitted a Design Review application, requesting to demolish all existing structures on-site to construct a new 4,960 square foot, one-story commercial building. The granting of a Discretionary Site Plan and Design Review is required for any proposal to construct a new building of three thousand (3,000) gross square feet or more in the P-O, C-1, C-3, CBD, CI-MU, and M-1 zones. The application also incorporates various site improvements such as new perimeter walls, a trash enclosure, and landscaping. The subject site is located at 8500-8512 Garvey Avenue (APN: 5283-001-037) in the Medium Commercial (C-3) zone.

Name of Public Agency Approving Project: City of Rosemead Planning Commission

Name of Person or Agency Carrying Out Project: City of Rosemead

Exempt Status: **(check one)**

- Ministerial (Sec, 21080 (b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(c)
- Emergency Project (Sec. 21080(b)(4); 15269 (b)(c);
- Categorical Exemption. State type and section number: Section 15303 Class 3
- Statutory Exemptions. State code number:

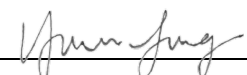
Reason why project is exempt: Section 15303 of the California Environmental Quality Act guidelines exempts projects consisting of construction and location of limited numbers of new, small facilities or structures; installation of small new equipment and facilities in small structures; and the conversion of existing small structures from one use to another where only minor modifications are made in the exterior of the structure. Accordingly, Design Review 23-02 is classified as a Class 3 Categorical Exemption, pursuant to Section 15303 of California Environmental Quality Act guidelines.

Lead Agency

Contact Person: Yuxin (Candice) Jiang Area Code/Telephone/Extension: 626.569.2252

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a notice of exemption been filed by the public agency approving the project Yes No

Signature:  Date: 07/22/2025 Title: Assistant Planner

- Signed by Lead Agency
- Signed by Applicant