

# Notice of Exemption

Appendix E

To:  Office of Planning and Research  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

From: (Public Agency) City of  
El Segundo  
350 Main Street  
El Segundo, CA 90245

To:  County Clerk/Registrar/Recorder  
County of Los Angeles  
12400 E. Imperial Hwy., #2001  
Norwalk, CA 90650

**Project Title:** Environmental Assessment No. EA-1402 and Subdivision No. SUB 25-03 for Tentative Parcel Map No. 84876

**Project Location – Specific:** 2021 -2031 Rosecrans Avenue

**Project Location - City:** El Segundo **Project Location - County:** Los Angeles

**Description of Project:** Subdivide one existing parcel into two lots to allow for future development of the lots to be situated on its own parcel; Parcel 1 results in 174,190 square feet and Parcel 2 results in 104,152 square feet.

**Name of Public Agency Approving Project:** City of El Segundo

**Name of Person or Agency Carrying Out Project:** RSP4, LLC c/o Alex Rose

**Exempt Status: (check one)**

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Categorical Exemption.
- Statutory Exemption.

**Reasons why project is exempt:** The proposed subdivision is exempt from the requirements of the California Environmental Quality Act ("CEQA") pursuant to 14 California Code of Regulations § 15315 as a Class 15 (Minor Land Division), involving the division of property in urbanized areas zoned for residential, commercial, or industrial use into four or fewer parcels. The project meets all exemption criteria, as the division is in conformance with the General Plan and Zoning, no variances or exceptions are required, all services and access to the propose parcels to local standards are available, the parcel was not involves in a division of a larger parcel within the previous two years, and the parcel does not have an average slope greater than 20 percent.

**Lead Agency**

**Contact Person:** Jazmin Farias, Assistant Planner **Area Code/Telephone/Extension:** (310) 524-2342

**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:** 9/15/2025 **Title:** Assistant Planner  
Jazmin Farias

- Signed by Lead Agency
  - Signed by Applicant
- Date received for filing at OPR: \_\_\_\_\_