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**NOTICE OF INTENT TO ADOPT
A NEGATIVE DECLARATION**

Public Resources Code Section 21092 and Cal. Code of Regulations Title 14, Section 15072 (the Guidelines for the California Environmental Quality Act) require a local agency to provide a notice of intent to adopt a negative declaration to the public, responsible agencies, trustee agencies, and the county clerk of each county within which the proposed project is located, sufficiently prior to adoption by the lead agency of the negative declaration to allow the public and agencies the review period provided under Section 15105 of the Guidelines.

Project Title: 640 S. San Vicente Boulevard (ENV-2023-5445-ND)

Project Location: 640 S. San Vicente Boulevard

Project Description: The project proposes to change the use of the existing 68,500 square-foot, 5-story building from medical offices to medical clinics including a 9,996 square-foot surgery center. This change would include a General Plan Amendment, Zone Change, and Height District change to change the property's land use designation from Limited Commercial to Regional Center Commercial, and change the property's zone and height district from CR-1L-O and CR-1VL-O to (T)(Q)C2-2D-O to allow the proposed change of use and to legalize the existing building's nonconforming FAR. Construction consists of interior tenant improvements only. The attached parking garage structure will remain as-is and there is no new floor area to the existing building proposed as part of the requested entitlement.

Schedule: The City of Los Angeles will receive comments on the negative declaration for 20 days beginning October 23, 2025, ending November 24, 2025. The City of Los Angeles, as lead agency, will make a determination on the project, following a public hearing to be scheduled.

Copies of the negative declaration and all documents referenced in the proposed negative declaration are available on the Department of City Planning's website at <https://planning.lacity.org/development-services/negative-declaration-public-notice>. Submit your comments by contacting Ricardo Vazquez at ricardo.vazquez@lacity.org or (213) 978-1353 or if you need to review the case file materials.

Signature: Ricardo Vazquez Date: 10/17/2025