Notice of Exemption

Appendix E

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

County Clerk
County of: Los Angeles

From: (Public Agency): City of La Mirada
13700 La Mirada Blvd, La Mirada, CA 90638

(Address)

Project Title: City of La Mirada: Lot Subdivision for Two Drive-through Restaurant Pads

Project Applicant: Kristine Simmons, Telegraph 1, LLC

Project Location - Specific:
14861 Imperial Highway

Project Location - City: La Mirada Project Location - County: Los Angeles

Description of Nature, Purpose and Beneficiaries of Project:
The project is for a Tentative Parcel Map approval to subdivide one parcel into two.

Name of Public Agency Approving Project: City Council of City of La Mirada

Name of Person or Agency Carrying Out Project: City of La Mirada Community Development

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. State type and section number: Class 15 - #15315 "Minor Land Division"
- ☐ Statutory Exemptions. State code number: _____

Reasons why project is exempt:
The City Council finds that the Project was reviewed in accordance with the California Environmental Quality Act of 1970 and the guidelines thereunder, and there is no substantial evidence that the Project will have a significant effect on the environment. Additionally, the Project, as conditioned, adheres to all requirements of the City's Zoning Code, Municipal Code, and General Plan, including applicable Goals and Policies.

Lead Agency
Contact Person: Noah Cisneros Area Code/Telephone/Extension: 2317

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: 12/8/2025 Title: Assistant Planner

▪ Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: _____