

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: Modification 25-02

Project Applicant: City of Rosemead

Project Location – Specific: 9358 Valley Boulevard, Rosemead, CA 91770 (APN: 8594-005-007)

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

Description of Nature, Purpose, and Beneficiaries of Project: On August 18, 2008, the Planning Commission approved Design Review 08-02 for the development of a two-story, 2,000 square foot Spanish-style office building. A fire occurred on January 17, 2024, which damaged the existing office building. For this reason, Tiger Hoang has submitted a Modification Application, requesting approval to amend Design Review 08-02 and change the architectural style of the building from Spanish-style to contemporary. The subject site is located at 9358 Valley Boulevard (APN: 8594-005-007) in the Medium Commercial within a Design Overlay (C-3/D-O) zone. Per Rosemead Municipal Code Section 17.120.110(C), the proposed change may only be approved by the original review authority for the project through a modification permit application filed and processed in compliance with Chapter 17.120.

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 1
- Statutory Exemptions. State code number:


Reason why project is exempt: Class 1 of Section 15301 of the California Environmental Quality Act (CEQA) guidelines exempts projects consisting of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use. Accordingly, MOD 25-02 is classified as an exempt project, pursuant to Section 15301 (Class 1 Categorical Exemption) of the CEQA guidelines.

Lead Agency

Contact Person: Annie Lao Area Code/Telephone/Extension: 626.569.2144

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: 03-17-2026 Title: Senior Planner

- Signed by Lead Agency
- Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.

Date received for filing at OPR: _____

Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.