

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

12400 Imperial Hwy

Norwalk, CA 90650

From: (Public Agency): City of Gardena

1700 W 162nd St.

Gardena, CA 90247

(Address)

Project Title: Sprouts Farmers Market - CUP #4-26

Project Applicant: Terri Dickerhoff

Project Location - Specific:

15505 South Normandie Avenue

Project Location - City: Gardena Project Location - County: Los Angeles

Description of Nature, Purpose and Beneficiaries of Project:

A request for a Conditional Use Permit to allow the sales of beer and wine for off-site consumption within a new retail store occupying an existing tenant space located in the Commercial (C-2) zone pursuant to Section 18.30.030.A of the Gardena Municipal Code.

Name of Public Agency Approving Project: City of Gardena

Name of Person or Agency Carrying Out Project: Kevin La

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: Section 15301 Class-1 Existing Facilities

Statutory Exemptions. State code number: _____

Reasons why project is exempt:

The project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) Guidelines pursuant to Section 15301, Class 1: Existing Facilities, which exempts negligible expansions of use in existing facilities from the provisions of CEQA. The building in which the use is proposed is existing. The project will not include any alterations to the existing building footprint nor the exterior facade as previously approved. The retail building remains a commercial property, and the project is for the inclusion of ancillary sales of beer and wine for off-site consumption. Therefore, the sale of beer and wine for off-site consumption is seen as a negligible expansion of use.

The project is not subject to any exceptions to the exemptions under Section 15300.2 of the CEQA. The cumulative impact of the incidental sale of beer and wine for off-site consumption in a retail store is not considered significant. The project is not located along any state-designated scenic highway nor within any designated hazardous waste site. The building where the sales of beer and wine are taking place is not considered a significant historical structure by any governmental body. Staff do not expect any significant impacts or unusual circumstances related to the approval of this project.

Therefore, the proposed project is eligible for categorical exemption from CEQA.

Lead Agency Kevin La Area Code/Telephone/Extension: 310-217-9677
Contact Person: _____

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: Kevin La Date: 5/21/2026 Title: Planning Assistant

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: _____