

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 Highway

Norwalk, CA

From: (Public Agency): _____
Long Beach Unified School District
2425 Webster Avenue, Long Beach CA 90810

(Address)

THIS NOTICE WAS POSTED

ON June 03 2026

UNTIL July 06 2026

Project Title: Hoover Middle School - HVAC and All-Weather Field Project

Project Applicant: Long Beach Unified School District

REGISTRAR – RECORDER/COUNTY CLERK

Project Location - Specific:

3501 Country Club Dr, Lakewood, CA 90712

Project Location - City: Long Beach

Project Location - County: Los Angeles

Description of Nature, Purpose and Beneficiaries of Project:

The project consists of HVAC system installation, power upgrades, accessibility upgrades, fire alarm upgrades, overhead projectors, ceiling repairs, interior lights, window repairs or replacement. This project consists of a replacement all-weather turf field at the Hoover MS Campus. The existing natural turf play field will be replaced with a new synthetic turf play field, asphalt running track with four lanes, and long jump. The new field will be striped for football and soccer. Accessibility upgrades to path of travel will be included as part of this project as required per CBC 2022.

Name of Public Agency Approving Project: Long Beach Unified School District

Name of Person or Agency Carrying Out Project: Long Beach Unified School District

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 1:15301; Class 2:15302; Class 14:15314
- ☐ Statutory Exemptions. State code number: _____

Reasons why project is exempt:

There will be minor alterations, replacements, and accessory structures added (minor additions) and will not increase student capacity. Therefore, the application of Class 1, Class 2, and Class 14 categorical exemptions is appropriate for the Proposed Project.

Lead Agency

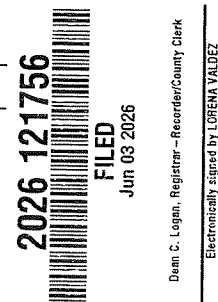
Contact Person: Ferdows Fazeli Area Code/Telephone/Extension: 562-997-7550

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: [Signature] Date: 6/2/2026 Title: Senior Program Manager

☒ Signed by Lead Agency ☐ Signed by Applicant



**LBUSD Hoover Middle School HVAC and All-Weather Field Project
Notice of Exemption (NOE)**

The Long Beach Unified School District (District), as the Lead Agency under the California Environmental Quality Act (CEQA), proposes to conduct repair, technology, accessibility, air conditioning, safety and security upgrades at Hoover Middle School (Hoover MS) in order to improve classroom conditions, provide up-to-date equipment for student use, and create a safe educational environment.

Project location

Hoover MS is located at 3501 Country Club Dr, Lakewood, CA 90712 (see attached figure). The school site is located west of Rte 19 at the intersection between Country Club Dr and Downey Ave. The school site is bounded by Fairway Dr to the west, Country Club Dr to the south, and Downey Ave to the east, and residential parcels to the north.

Description of Project

Goals and objectives under Measure E address four key areas which consists of repairs, technology, air conditioning, and safety. The objective of the Proposed Project is for the District to conduct repair aging and deteriorating ceilings, upgrade accessibility to meet disabled persons accessibility requirements, upgrade fire safety and school security systems, electrical service, power and lighting upgrades, install an HVAC system, and retrofit the school for earthquake safety. This project consists of a replacement all-weather turf field at the Hoover MS Campus. The existing natural turf play field will be replaced with a new synthetic turf play field, asphalt running track with four lanes, and long jump. The new field will be striped for football and soccer. Accessibility upgrades to path of travel will be included as part of this project as required per CBC 2022. These improvements include the following more detailed actions:

Repairs

- Due to District campuses being built 60 to 70 years ago, the outdated buildings require repairs to meet Americans with Disabilities Act (ADA) accessibility requirements, meet earthquake standards and to improve on-site building conditions and utilities such as leaking roofs, windows, interior lights, fire alarm and security upgrades.

Technology

- Improvements will include the installation of the Audio Visual Extron systems using ceiling mounted projectors over markerboards in all permanent teaching spaces.

Air Conditioning

- Air conditioning equipment will be installed in all classrooms, offices, workrooms, teacher's lounges, library, auditorium, cafeteria, and kitchen with modern, energy efficient systems to improve school conditions and prevent class cancellations due to overheated classrooms.



Dean C. Logan, Registrar - Recorder/County Clerk

Electronically signed by LORENA VALDEZ

Safety

- Existing fire alarm will be replaced.

Field

- This project also consists of a replacement all-weather turf field at the Hoover MS Campus. The existing natural turf play field will be replaced with a new synthetic turf play field, asphalt running track with four lanes, and long jump. The new field will be striped for football and soccer. Accessibility upgrades to path of travel will be included as part of this project as required per CBC 2022.

Reasons Why Project Is Exempt:

The proposed activity is a project subject to CEQA. However, it is exempt from further environmental analysis under Class 1, Existing Facilities (CEQA Guidelines §15301); Class 2, Replacement or Reconstruction (CEQA Guidelines §15302); and Class 14 Minor Additions to Schools (CEQA Guidelines §15314. Class 1 categorical exemption consists 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 use beyond that existing at the time of the lead agency's determination. Class 2 consists of replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure replaced. Class 14 consists of minor additions to existing schools within existing school grounds where the addition does not increase original student capacity by more than 25% or ten classrooms, whichever is less.

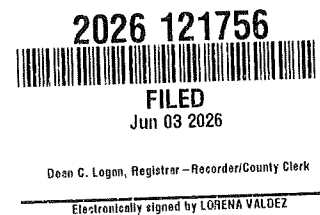
The Proposed Project will result in interior building improvements, ADA compliance upgrades, a replacement field, and updates to alarm and communication systems. The improvements will not involve an increase in student capacity, and will include repairs, maintenance, reconstruction, and minor additions to an existing school campus. The Proposed Project will not result in significant environmental impacts and is exempt from further review under the conditions in Article 19. Therefore, the application of Class 1, Class 2, and Class 14 categorical exemptions is appropriate for the Proposed Project. The Proposed Project does not have the potential to trigger any of the exceptions identified in CEQA Guidelines

§15300.2. Consequently, as documented below, the Proposed Project is exempt from further CEQA review.

- (a) **Location.** The improvements will occur entirely within the existing campus, which is located in an urbanized community. The existing conditions on and around the middle school are disturbed and paved ground and are not considered environmentally sensitive. Minor ground disturbance would occur during construction but will be limited to the existing school property on previously disturbed surfaces. The Proposed Project will not impact environmentally sensitive areas or an environmental resource of hazardous or critical concern. This exception does not apply to the Proposed Project.
- (b) **Cumulative Impact.** Project construction activities will commence for the electrical upgrades, and for the HVAC installation. Details of any other future projects are not yet clearly defined and thereby cannot be further evaluated at this time. Further, the majority of impacts associated with the Proposed Project will be temporary (the construction timeframe) and are limited to the immediate vicinity of Hoover MS. As such, no other cumulatively considerable projects have been identified that could incrementally contribute to the impacts associated with the Proposed Project. This exception does not apply to the Proposed Project.



- (c) **Significant Effect.** The HVAC installation, replacement field, ADA compliance upgrades, interior improvements, technology, and fire safety upgrades are not considered an unusual circumstance as campus updates are not unusual for school sites. All upgrades associated with the Proposed Project would be installed on or within existing facilities. Therefore, the Proposed Project would not appear visually incompatible with existing equipment and accessories on the Project site. Normal operations will be similar and consistent with current uses within the Project boundary. The Proposed Project is located within a disturbed, urbanized environment in Long Beach. The campus vegetation is limited to ornamental landscaping, and it is anticipated that no candidate, sensitive, or special status species are anticipated to exist on or around the elementary school. Thus, the Proposed Project and will not involve the removal of any vegetation or scenic trees, nor would it impact any scenic vistas within the immediate area. Therefore, no reasonable possibility exists that the Proposed Project would have a significant effect on the environment due to unusual circumstances. Therefore, this exception does not apply to this Project.
- (d) **Scenic Highways.** The nearest highway to the Proposed Project site is Rte 19. Rte 19 is approximately 1,200 feet to the east from the proposed project site. This highway is not eligible for historic designation (Caltrans 2022). Therefore, no impact to scenic highways would occur, and this exception does not apply to the Project.
- (e) **Hazardous Waste Sites.** Due to the time of original construction (1955) and campus expansion that has occurred since, it is likely that Hoover MS contains asbestos-containing materials (ACM)/asbestos-containing building materials (ACBM) and lead-based paint (LBP). However, the construction activities would be monitored and comply with federal and state law to prevent exposure to hazardous material and reduce potential impacts during construction and operation to a level below significant. The Proposed Project site is not on a list of hazardous materials sites compiled pursuant to Government Code Section 65862.5 (SWRCB 2022; DTSC 2022); therefore, implementation of the Proposed Project would not result in an impact associated with known hazardous materials sites. This exception does not apply to the Notice of Project.
- (f) **Historical Resources.** As part of the District-Wide Cultural Resources Assessment, Kleinfelder recommended that Hoover MS is not eligible for the National Register of Historic Places (NRHP) or the California Register of Historic Resources (CRHR) (LBUSD 2025). Therefore, the Proposed Project activities will not cause a substantial adverse change in the significance of a historical resource. This exception does not apply to the Notice of Project.



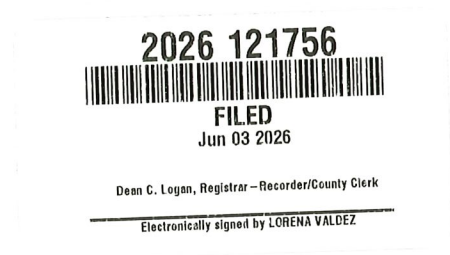
References:

California Department of Transportation (Caltrans). 2022. California Scenic Highway Mapping System. Online URL: <https://dot.ca.gov/programs/design/lap-landscape-architecture-and-community-livability/lap-liv-i-scenic-highways>

State Water Resources Control Board. 2022. GeoTracker Database. Online URL: <https://geotracker.waterboards.ca.gov>

Department of Toxic Substances Control. 2022. EnviroStor Database. Online URL: <http://www.envirostor.dtsc.ca.gov/public/>

Long Beach Unified School District (LBUSD). 2025. District Wide Cultural Resources Assessment Update for Long Beach Unified School District, Los Angeles County, California.



Attachment B

Project Area



2026 121756



FILED

Jun 03 2026

Dean C. Logan, Registrar - Recorder/County Clerk

Electronically signed by LORENA VALDEZ