

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: Orange

601 N. Ross Street

Santa Ana, CA 92701

From: (Public Agency): City of Orange
300 E. Chapman Ave.
Orange, CA 92866

(Address)

Project Title: Restoration and Future Conveyance of Former Sully-Miller Property

Project Applicant: Landify ECT Construction Corporation

Project Location - Specific:

6145 E. Santiago Canyon Road

Project Location - City: City of Orange Project Location - County: County of Orange

Description of Nature, Purpose and Beneficiaries of Project:

On August 25, 2026, the City Council approved agreements and authorizations related to the restoration and future conveyance to the City of the approximately 67.7-acre former Sully-Miller property.

Name of Public Agency Approving Project: City of Orange

Name of Person or Agency Carrying Out Project: Landify ECT Construction Corporation

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: _____
- ☒ Statutory Exemptions. State code number: Section 15061(b)(3) - Common Sense Exemption

Reasons why project is exempt:

Approval of the agreements is not a "project" for the purposes of CEQA because their approval will not in and of itself result in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment. The agreements establish contractual terms governing the future conveyance of the property to the City and allocate environmental liability among the parties. These agreements do not approve or authorize any final physical changes to the site. Approval of the agreements is also exempt pursuant to the common sense exemption because it can be seen with certainty that approval will not itself result in a significant effect on the environment.

Lead Agency

Contact Person: JARAD HILDENBRAND

Area Code/Telephone/Extension: 714.744.2222

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: 9-1-26 Title: PLANNING MANAGER

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: _____