



PLANNING & DEVELOPMENT

1947 Center St., 2nd Floor • Berkeley, CA 94704 • (510) 981-7400 • TDD: (510) 981-7474 • planning@berkeleyca.gov

Notice of Exemption

TO: ☒ Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044
☒ County of Alameda County
Clerk

FROM: City of Berkeley
Planning and Development Department
1947 Center Street, 2nd Floor
Berkeley, CA 9470

Project Title: 2298 Durant Avenue (#ZP2026-0039)

Project Location: 2298 Durant Avenue, City of Berkeley, County of Alameda

Project Description: To demolish a commercial building and construct a seven-story, 85-foot, 49,970-square-foot, multifamily building containing 45 dwelling units, including 2 Very-Low Income units, utilizing a State Density Bonus.

Name of Public Agency Approving Project: City of Berkeley

Project Sponsor: Matthew Ent, 2298 Durant Ave, Berkeley, CA 94704

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
☒ Statutory Exemption (21080.66)
Other:

Reasons why project is exempt: The project meets the requirements of Public Resources Code (PRC) Section 21080.66 because the project is an urban infill housing project on a site less than 20 acres in size, in an urban area, that has been previously developed with an urban use, the project density will exceed 15 dwelling units per acre, the project is consistent with the general plan and zoning ordinance, and meets the requirements of paragraph (6) of subdivision (a) of Section 65913.4 of the Government Code.

Lead Agency

Contact Person: Allison Riemer, Senior Planner Area Code/Telephone/Extension: (510) 981-7433

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 X

Signature: _____ Date: 09/09/26 Title: Senior Planner

X 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

Date Received for filing at OPR: _____