

Notice of Exemption

California Environmental Quality Act



Sunnyvale

**TO: ☒ COUNTY
CLERK**

Santa Clara County
110 W. Tasman Dr., 1st Floor
San Jose, CA 95134

**☒ OFFICE OF PLANNING AND
RESEARCH**

P.O. Box 3044
Sacramento, CA 95812-30441

FROM: Planning Division

City of Sunnyvale
456 W. Olive Ave.
Sunnyvale, CA 94086

PROJECT TITLE - 771 W. Fremont Avenue Temple Project (PLNG-2024-0744)

PROJECT LOCATION – The approximately 4.73-acre project site (Assessor Parcel Numbers [APNs]: 202-16-009, 202-17-047) is located at 771 W. Fremont Avenue, near the intersection of W. Fremont Avenue and Hollenbeck Avenue, in the City of Sunnyvale. The site is bounded by W. Fremont Avenue to the south, residential uses to the west, north, and east, and a private, Pre-K through 8th grade school to the northeast.

PROJECT LOCATION – CITY, COUNTY

CITY OF SUNNYVALE, SANTA CLARA COUNTY

PROJECT DESCRIPTION

The project would replace the existing building with a new temple of approximately the same size. The new temple would be approximately 23,079 square feet temple, which is 179 square feet larger than the existing building. The new temple building would have a maximum height of 38.5 feet, with the steeple reaching a maximum height of 129 feet. The project also includes ancillary buildings and trash/generator/electrical/mechanical yards. The project requires a Use Permit, Variance, and Vesting Tentative Parcel Map.

**NAME OF PUBLIC AGENCY APPROVING
PROJECT**

CITY OF SUNNYVALE
Planning Commission

**NAME OF PERSON OR AGENCY CARRYING
OUT PROJECT**

Jake Elliott, NORR (applicant) / The Church of Jesus Christ of Latter-day Saints (owner)

EXEMPT STATUS (Check One)

- ☐ Ministerial (Sec. 21080(b)(3); 15269(a))
☐ Declared Emergency (Sec. 21080(b)(3); 15269(b)(c))
☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c))
☐ Statutory Exemption – Sec. Choose an item.
☒ Categorical Exemption – Class 32 - Sec. 15332 In-Fill Development Projects

REASON WHY PROJECT IS EXEMPT

The project meets the requirement of the CEQA Guidelines Section 15332 In-Fill Development Projects (Class 32) exemption because a) the project is consistent with the applicable General Plan designation and all applicable General Plan policies as well as with the applicable zoning designation and regulations; b) the proposed development occurs within city limits on a project site of no more than five acres substantially surrounded by urban uses; c) the project site has no value as habitat for endangered, rare, or threatened species; d) approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality; and e) the site can be

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adequately serviced by all required utilities and public services. In addition, the project does not meet any of the exceptions to exemptions outlined in CEQA Guidelines Section 15300.2.

LEAD AGENCY CONTACT PERSON, TITLE	TELEPHONE (408) 730-7463	EMAIL JKlein@sunnyvale.ca.gov
Julia Klein, Principal Planner		

This notice shall be filed only after approval of an exempt project.

SIGNED BY LEAD AGENCY	DATE
 Julia Klein, Principal Planner	9/30/2026