

NOTICE OF EXEMPTION

TO:  Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

FROM: City of Glendale, Planning Department
633 E. Broadway, Room 103
Glendale, CA 91206-4386

Los Angeles Registrar-Recorder/County Clerk
Business Filings and Registration Section, Room 2001
12400 Imperial Highway
Norwalk, CA 90650

Project Title: East End Studios - New Soundstage (Production) Project

Project Location - Specific: 1221-1233 South Glendale Avenue & 1214-1234 South Maryland Avenue, Glendale, CA 91203

Project Applicant: Glendale Studio I Owner, LLC c/o Shep Wainwright

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

Description of Nature, Purpose and Beneficiaries of Project:

Demolition of the existing buildings and structures onsite and construction of a new 75,217 square-foot commercial building (East End Studios) for a soundstage (production) use that will include two one-story soundstages attached to a three-story (plus mezzanine) ancillary office building with a rooftop deck and a new surface parking lot with 113 parking spaces on a 96,043 square-foot (2.2 acres) project site located in the C3 (Commercial Service) Zone, Height District I, and the R-2250 P (Medium Density-Residential - Parking Overlay) Zone.

Name of Public Agency Approving Project: City of Glendale

Name of Person or Agency Carrying Out Project: City of Glendale

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-32, Section15332
 Statutory Exemptions. State code number:

Reasons why project is exempt:

The project is exempt from CEQA review as a Class 32- "In-fill Development Projects" exemption pursuant to State CEQA Guidelines Section 15332 because the project meets all the conditions for an in-fill development project as follows:

- a) The project is consistent with the applicable general plan designation and all applicable general plan policies as well as with 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 areas;
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 adequately served by all require utilities and public services.

Lead Agency Contact Person: Vista Ezzati Area Code/Telephone/Extension: (818) 937-8180

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: [Handwritten Signature] Date: 10/1/2021 Title: Planner

- Signed by Lead Agency Date received for filing at OPR:
 Signed by Applicant