

Notice of Exemption

To:

☐ Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812-3044

From:

Public Agency: LA County Regional Planning
320 W. Temple Street, 13th Floor
Los Angeles, CA 90012

☒ County Clerk
County of: Los Angeles, Business Filings
12400 E. Imperial Hwy., #1201
Norwalk, CA 90650

Project Title: Baldwin Hills Community Standards District (CSD) Amendment

Project Applicant: County of Los Angeles Department of Regional Planning

Project Location - Specific:
The unincorporated portion of the Inglewood Oil Field. See attached map for Baldwin Hills CSD Boundary.

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

Description of Nature, Purpose and Beneficiaries of Project:

The project, Baldwin Hills CSD Amendment, amends Title 22 (Planning and Zoning) of the Los Angeles County Code to prohibit new oil wells and production facilities and designate existing oil wells and production facilities as nonconforming due to use. See attachment for more information.

Name of Public Agency Approving Project: Los Angeles County Department of Regional Planning

Name of Person or Agency Carrying Out Project: Edgar De La Torre

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)); 15301 (Class 1) and 15308 (Class 8)
- ☒ Categorical Exemption. State type and section number: _____
- ☐ Statutory Exemption. State code number: _____
- ☐ Exemptions for Agricultural Housing, Affordable Housing, and Residential Infill Projects. State type and section number: _____
- ☒ Others: Common Sense Exemption (Sec. 15061(b)(3))

Reasons why project is exempt:

See attached statement.

Lead Agency Edgar De La Torre Area Code/Telephone/Extension: 213-974-6483
Contact Person: _____

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: _____ Date: _____ Title: _____

☒ Signed by Lead Agency

☐ Signed by Applicant

Date Received for filing at OPR: _____

ATTACHMENT TO NOTICE OF EXEMPTION
BALDWIN HILLS CSD AMENDMENT

Project Location

The project location is the unincorporated portion of the Inglewood Oil Field (the Baldwin Hills Community Standards District (CSD) Boundary). A map of the Baldwin Hills CSD Boundary is attached.

Project Description

The project is the Baldwin Hills CSD Amendment, Project No PRJ2023-001628 and Case No RPPL2023002314. The project amends Title 22 (Planning and Zoning) of the Los Angeles County Code for the Baldwin Hills CSD Boundary to prohibit new oil wells and production facilities and designate existing oil wells and production facilities as nonconforming due to use. The amendment will maintain all stringent regulations for existing oil wells and production facilities during the amortization period. The project would not lessen regulatory standards for existing oil wells and production facilities.

Reasons Why this Project is Exempt

This project is exempt from the provisions of the California Environmental Quality Act (CEQA) and the County CEQA Guidelines pursuant to CEQA Guidelines sections 15061(b)(3), 15061(b)(2), 15301 (Class 1), and 15308 (Class 8).

CEQA Guidelines section 15061(b)(3)

The activity is covered by the common sense exemption that CEQA applies only to projects which have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA.

The project is exempt pursuant to Section 15061(b)(3) because it can be seen with certainty that there is no possibility that it may have a significant effect on the environment. The project prohibits land use and maintains restrictive regulations for existing oil wells and production facilities. The project does not cause any physical change to the environment and does not have any potential for causing a significant effect on the environment.

CEQA Guidelines section 15061(b)(2)

The project is exempt pursuant to a categorical exemption and the application of that categorical exemption is not barred by one of the exceptions set forth in Section 15300.2.

The project is exempt pursuant to CEQA Guidelines section 15301, *Existing Facilities*, Class 1 and CEQA Guidelines section 15308, *Actions by Regulatory Agencies for Protection of the Environment*, Class 8.

- **CEQA Guidelines Section 15301, Existing Facilities, Class 1.** Class 1 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 existing or former use.

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The project involves no expansion of the existing use. The project prohibits new oil wells and production facilities, and existing oil wells and production facilities would continue to operate as nonconforming in accordance with Section 22.172 (Nonconforming Uses, Buildings and Structures). Therefore, the project qualifies for a Class 1 exemption.

In addition, the project would maintain all the regulations in the CSD for existing oil wells and production facilities to continue monitoring the operation.

- **CEQA Guidelines Section 15308. Actions by Regulatory Agencies for Protection of the Environment, Class 8.** *Class 8 consists of actions taken by regulatory agencies, as authorized by state or local ordinance, to assure the maintenance, restoration, enhancement, or protection of the environment where the regulatory process involves procedures for protection of the environment. Construction activities and relaxation of standards allowing environmental degradation are not included in this exemption.*

The project prohibits new oil wells and production facilities, and existing oil wells and production facilities would continue to operate as nonconforming in accordance with Section 22.172 (Nonconforming Uses, Buildings and Structures). In addition, the project would maintain all the regulations in the CSD for existing oil wells and production facilities to continue monitoring the operation. The project would not relax regulations for the existing use. Therefore, the project qualifies for a Class 8 exemption.

Review of Possible Exceptions to the Categorical Exemptions

CEQA Guidelines Section 15300.2 identifies circumstances when a categorical exemption cannot be used. This project has been reviewed to determine if any of the conditions listed in this section might invalidate findings that the project is exempt under CEQA. None of the following exceptions to the categorical exemptions are applicable to the project, therefore, the project qualifies for Class 1 and Class 8 exemptions under CEQA Guidelines section 15061(b)(2).

- CEQA Guidelines Section 15300.2 (a) - Location.
This exception is specific to Classes 3, 4, 5, 6, and 11. This exception does not apply to the Class 1 or Class 8 exemptions.
- CEQA Guidelines Section 15300.2 (b) - Cumulative Impact.
The project prohibits new oil wells and production facilities within the Baldwin Hills CSD Boundary and allows existing oil wells and production facilities to continue operating in accordance with Section 22.172 (Nonconforming Uses, Buildings and Structures). The current regulations in the Baldwin Hills CSD allow new wells with a ministerial permit. This project would prohibit new wells, as such, the project would be more restrictive and therefore will not have an individual or cumulative adverse impact on the environment.

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- CEQA Guidelines Section 15300.2 (c) - Significant Effect.
The project does not propose expansion or new uses. The project prohibits the drilling of new wells and development of new production facilities within the Baldwin Hills CSD Boundary which are currently permitted through the CSD. As such, the project will be more restrictive, therefore there is no reasonable possibility that the project will have a significant effect on the environment due to unusual circumstances.

- CEQA Guidelines Section 15300.2 (d) - Scenic Highways.
The project prohibits the drilling of new oil wells and development of new production facilities within the Baldwin Hills CSD Boundary, thereby prohibiting expansion of existing use. In addition, the existing oil wells and production facilities will continue to operate as nonconforming in accordance with Section 22.172 (Nonconforming Uses, Buildings and Structures). Therefore, the project will not result in damage to scenic resources, including but not limited to, trees, historic buildings, rock outcroppings, or similar resources, within a highway officially designated as a state scenic highway.

- CEQA Guidelines Section 15300.2 (e) - Hazardous Waste Sites.
In the unincorporated areas of Los Angeles County, there are nine sites on the Cortese List, a list compiled pursuant to Section 65962.5 of the Government Code. A list of sites is provided below:

List of Sites on the Cortese List in the unincorporated areas of Los Angeles County					
SITE_FACIL	ENVIROSTOR	ADDRESS_DE	CITY	ZIP	LATITUDE, LONGITUDE
CALTRANS I-105 FWY PROJECT 3, PARCEL 15	19990002	NE OF INTRSECTN OF WESTERN AVE & 120 ST	ATHENS	90047	33.92366078, -118.3086294
CALTRANS I-105 #16 & 17	19990003	I-5 FWY BTW NORMANDIE BLV & IMPERIAL HWY	LOS ANGELES	90047	33.92855586, -118.3017158
DAVIS CHEMICAL COMPANY	19281215	1550 NORTH BONNIE BEACH PLACE	LOS ANGELES	90063	34.0591752, -118.1826778
WHITTIER NARROWS (SAN GABRIEL VALLEY SUPERFUND SITE)	60001340	BETWEEN HIGHWAY 60 AND THE MONTEBELLO FOREBAY (NEAR WHITTIER NARROWS DAM)	SOUTH EL MONTE	91733	34.03045157, -118.0588031
PUENTE VALLEY (SAN GABRIEL VALLEY SUPERFUND SITE)	60001338	COVERS MOST OF CITY OF INDUSTRY, PORTIONS OF THE CITY OF LA PUENTE AND UNINCORPORATED LOS ANGELES COUNTY	CITY OF INDUSTRY	91744	34.02933124, -117.9674149
PALOS VERDES LANDFILL	19490181	25706 HAWTHORNE BLVD.	ROLLING HILLS ESTATES	90274	33.784775, -118.348361

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WATTS/JORDAN DOWNS PROJECT	60002017	VARIOUS ADDRESSES NEAR ALAMEDA STREET AND EAST 97TH STREET	LOS ANGELES	90002	33.9487635, -118.2298932
SERVICE PLATING COMPANY INC	60002166	1855 EAST 62ND STREET	LOS ANGELES	90001	33.9842021, -118.23936
LUBRICATION COMPANY OF AMERICA	19290153	12500 LANG STATION ROAD	CANYON COUNTRY	91350	34.4323, -118.369951

The project does not propose or facilitate new development on any property designated as a hazardous waste site. Instead, the project prohibits the development of new oil wells and production facilities, thereby preventing development of such a use on any property, including properties designated as a site which is included on any list compiled pursuant to Section 65962.5 of the Government Code.

- CEQA Guidelines Section 15300.2 (f) - Historical Resources.
The project will not cause a substantial adverse change in the significance of a historical resource. None of the properties that encompass the Inglewood Oil Field are designated as a federal, state, or local historical resource. The project prohibits the development of new oil wells and production facilities, thereby preventing development and any negative impacts associated with such a use on a property with a historical resource.