



(310) 253-5725  
www.culvercity.org

PLANNING AND DEVELOPMENT DEPT.  
CURRENT PLANNING DIVISION

9770 CULVER BOULEVARD, CULVER CITY, CALIFORNIA 90232-0507

THIS NOTICE WAS POSTED

JN January 31 2025

JNTIL March 03 2025

## NOTICE OF EXEMPTION

January 27, 2025

REGISTRAR – RECORDER/COUNTY CLERK

☒ Los Angeles County Clerk  
Attention: Environmental Filing/Registration  
12400 Imperial Highway, Suite 2001  
Norwalk, CA 90650

☐ Governor's Office of Planning and  
Research  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

### PROJECT:

Title and Case No.: P2024-0259-AUP

Address/Location: 11122 Washington Blvd.

Project Description: 8,100 Square Foot Office building to be converted into a veterinary surgical center.

2025 021353



FILED  
Jan 31 2025

Dean C. Logan, Registrar – Recorder/County Clerk

Electronically signed by SAVANNAH RODRIGUEZ

APPLICANT: John Ramirez

### CULVER CITY APPROVAL ACTION:

1. The Planning and Development Director on December 9, 2024, administratively approved the Administrative Use Permit for the subject property. The Director, in approving the project described above, determined that the project is exempt from further environmental impact assessment per the CEQA guidelines:

Type of Exemption: Categorical Exemption

CEQA Section: 15303

Class: 3; Conversion of Small Structures

2. Reason why project is Exempt (brief): 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. The project is proposing interior alterations to an existing office building with minor modifications. Approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality. The site can be adequately served by all required utilities and public services.

*Nk Mkrtooumian*

Narek Mkrtooumian, Planning Technician