



## CITY OF REDONDO BEACH

### EXEMPTION DECLARATION PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

**DATE:** May 21, 2020

**PROJECT ADDRESS:** 1731-1735 Armour Lane

**PROPOSED PROJECT:** Consideration of an Exemption Declaration and Lot Line Adjustment to restore three underlying lots to the original subdivision configuration, creating three legally conforming parcels on properties located in a Single-Family Residential (R-1A) zone

In accordance with Chapter 3, Title 10, Section 10-3.301(a) of the Redondo Beach Municipal Code, the above-referenced project is Categorically Exempt from the preparation of environmental review documents pursuant to:

Section 15315 of the Guidelines for Implementation of the California Environmental Quality Act (CEQA), which states, in part, that the division of property in urbanized areas zoned for residential, commercial or industrial use into four or fewer parcels when division is in conformance with the General Plan and zoning; no variances or exceptions are required; all services and access are provided; does not have an impact on the environment. This finding is supported by the fact that the proposed parcels will not result in new parcels, and comply with the General Plan and zoning ordinance.

The subject site is neither located within an area designated as an environmental resource of hazardous or critical concern, nor within an officially designated, state scenic highway, nor within a hazardous waste site included on any list compiled pursuant to Section 65962.5 of the Government Code. The project is not a successive project in the same place that may have a cumulative impact over time nor will the project have a significant effect on the environment due to unusual circumstances.

*Stacey Kinsella*

---

Stacey Kinsella  
Associate Planner