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CITY MANAGER

44933 Fern Avenue
Lancaster, CA 93534
661.723.6000
cityoflanasterca.org

January 28, 2025

Los Angeles County Clerk
Environmental Filings
12400 East Imperial Highway
Norwalk, CA 90650

Re: Notice of Exemption for Conditional Use Permit No. 24-005

Enclosed please find a check for \$75.00 to process and file the enclosed Notice of Exemption for Conditional Use Permit No. 24-005. Pursuant to Sections 21092.3 and 21152 of the Public Resources Code, please post this notice within 24 hours of receipt. We are submitting one original notice and one copy; please return the copy for our files indicating the document filed date.

Sincerely,

Mitzi Alvarado
Planner

Notice of Exemption

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

From: City of Lancaster
Community Development Department
44933 Fern Avenue
Lancaster, CA 93534

 X County Clerk
County of Los Angeles
Environmental Filings
12400 E. Imperial Hwy.
Norwalk, CA 90650

(Date received for filing)

Project Title: Conditional Use Permit No. 24-005

Project Applicant: EJ2 Ventures, LLC.

Project Location - General: City of Lancaster, County of Los Angeles, State of California

Project Location - Specific: 45248 Trevor Avenue (APN: 3137-015-047)

Project Description: This application is for a for cannabis retail and delivery within an existing building (1,800 sf) located at 45248 Trevor Avenue (APN: 3135-015-047) in the Heavy Industrial (HI) zone.

Name of Public Agency Approving Project: City of Lancaster

Name of Person or Agency Carrying Out Project: EJ2 Ventures, LLC.

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: Section 15301, Existing Facilities

☐ Statutory Exemptions. State code number: _____

Reasons why project is exempt: The proposed project is located within an existing tenant space with no expansions of the space or building proposed. As such, it is exempt from CEQA under Section 15301, Existing Facilities.

Lead Agency

Contact Person: Mitzi Alvarado **Area Code/Telephone:** (661) 723-6100

_____ Signature	_____ Planner Title	_____ January 28, 2025 Date
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