

# Notice of Exemption

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**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:** Mid-Town Education Center

**Project Applicant:** City of Lancaster, Sydney Yeseta

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

**Project Location - Specific:** 2340 West Avenue J-8

**Project Description:** The project site is located at 2340 West Avenue J-8 and is currently developed with and operated as the Desert Christian High School Campus. The facility consists of a 20,635 sf main building and four modular buildings providing a total of 32,135 square feet of building space. This private high school is moving to a larger facility and the City of Lancaster plans to purchase the property and operate it as the Mid-Town Education Center.

The Mid-Town Education would provide essential programs and resources to all members of the community with respect to health, education and economic stability. Programming could include, but is not limited to, day camps, sports camps, sports leagues for a variety of sports (kids/adults), gymnastics, martial arts, dance/art classes, tutoring, language classes, meeting spaces, parenting classes, health screenings, community gardens/farmers markets, mental health resources, computer labs/classes, etc. The facility provides the necessary spaces to accommodate this programming and minimal renovations, if any would be necessary. Routine maintenance and repairs to the facility would continue on an ongoing, as-needed basis.

**Name of Public Agency Approving Project:** City of Lancaster

**Name of Person or Agency Carrying Out Project:** City of Lancaster

**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 consists of the purchase and continued use of the Desert Christian High School facility (2340 West Avenue J-8) for similar uses as are currently occurring. As described above, the facility would be utilized to provide essential programs and resources to all members of the community with respect to health, education and economic stability. No expansion to the facility is proposed. The facility is not located along a scenic highway or on a hazardous materials site and would not result in cumulative or significant impacts. Additionally, the facility is not considered to be a historic resource.

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Lead Agency

Contact Person: Jocelyn Swain

Area Code/Telephone: (661) 723-6100

  
Signature

Senior Planner  
Title

March 20, 2025  
Date