



Prepared For:

City of Burbank

Community Development Department - Planning Division

150 North Third Street

Burbank, CA 91502

Addendum to the
Burbank Studios Master Plan
Environmental Impact Report



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Prepared for:

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This Addendum has been prepared to analyze the environmental impacts of a proposed 3-year extension of the term of the approved Development Agreement for the Burbank Studios Master Plan (formerly the National Broadcasting Company (NBC) Studios Master Plan, herein referred to as the Burbank Studios Master Plan). The Development Agreement was approved for a term of 20 years as part of Planned Development 96-1 (PD No. 96-1) by the Council of the City of Burbank (City Council) in March 1997, in accordance with the Burbank Municipal Code. The PD No. 96-1 Development Agreement (Development Agreement) was approved to implement the Burbank Studios Master Plan, which regulates future development on the property. The Development Agreement covers two main areas: the approximately 35.11-net acre “Main Lot,” at 3000 W Alameda Avenue and the approximately 9.09-net acre “Catalina Parcel” at 2900 W Alameda Avenue. The gross size of the acres, inclusive of existing and improved public street easements, is 37.2 acres for the Main Lot, and 9.26 acres for the Catalina Parcel.

The environmental effects of the Burbank Studios Master Plan were evaluated in the NBC Studios Master Plan Final Environmental Impact Report (Final EIR) certified by City Council in March 1997 (State Clearinghouse (SCH) No. 96071055). The EIR analyzed the Development Agreement for a period of 20 years (1997 through 2017). In July 2013, an Addendum to the Final EIR was prepared to evaluate an extension of the term of the Development Agreement for a period of 10 years, from March 2017 through March 2027, to allow for completion of the development of the Burbank Studios Master Plan allowed under PD No. 96-1. Upon reviewing the proposed Addendum, City staff determined that due to a change in traffic conditions identified in the Burbank2035 General Plan Final EIR, the 10-year extension would contribute to significant cumulative impacts at two new intersections not identified as being significantly impacted in the certified Final EIR. Per Section 15163 of the California Environmental Quality Act (CEQA) Guidelines, a Supplemental EIR (SCH No. 96071055) was prepared to analyze the proposed 10-year extension of the Development Agreement’s contribution to significant cumulative traffic impacts to the two new intersections. The Final EIR, as revised by the Supplemental EIR (collectively, the “EIR”), was certified by City Council in December 2013, however at that hearing City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027), which was previously analyzed in the certified 2013 Supplemental EIR. No other changes to the amount of square footage or type of allowed land uses or any other aspects of the approved PD No. 96-1 are proposed.

At the time of certification of the Final EIR, the owner of the site was NBC Universal, Inc. (NBC). However, in 2005 NBC sold the Catalina Parcel to Catalina Media Development, LLC, and in 2007 the Main Lot was sold to Catalina Media Development II, LLC (i.e., the remainder of the NBC Studios property). In August 2023, Catalina Media Development II, LLC sold a 25.18- net acre portion of the Main Lot (referred to as the TBS Lot) to Warner Bros. Entertainment, Inc. and retained a 9.93-net acre portion of the property, known as “Second Century Project”. The owners of the Catalina Parcel and Second Century are affiliates of Worthe Real Estate Group (Worthe).

1.0 PURPOSE OF AN ADDENDUM

When a Final EIR has been certified for a project but there are proposed Project changes, the State CEQA Guidelines define standards and the procedures for additional environmental review in Sections 15162-15164.

Changes to a project standing alone do not necessarily trigger requirements for further CEQA review. However, the lead agency must provide a reasoned basis supporting its conclusion that project changes would not result in new or substantially more severe significant impacts. New information can trigger the requirement for preparation and circulation of a Supplemental EIR (SEIR), but only if the information (1) was not known and could not have been known at the time the EIR was certified as complete, (2) shows new or substantially more severe significant impacts, or (3) demonstrates the feasibility of mitigation measures or alternatives previously found infeasible, and is of substantial importance to the project. (Pub. Res. Code § 21166(c); Guidelines § 15162(a)(3).) If none of the three triggers for an SEIR exist, then a lead agency may use an Addendum to make changes or additions to the prior EIR. Public review of an Addendum is not required by CEQA. Instead, the information in an Addendum is to be considered with the previously certified Final EIR prior to a decision being made on the Project. Our analysis of the potential environmental effects of the proposed 3-year extension of the term of the Development Agreement for the Burbank Studios Master Plan indicates that an Addendum is the appropriate documentation to update the information in the certified Final EIR, Supplemental EIR, and meet the requirements of CEQA. As such, this Addendum was prepared based on the following:

1. No substantial changes are proposed in the Project that will require major revisions of the previous EIR as there are no new significant effects or a substantial increase in the severity of previously identified significant effects.
2. No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the previous EIR as there are no new significant environmental effects or a substantial increase in the severity of previously identified significant effects; or
3. No new information of substantial importance which was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified or complete. Specifically, a review of the current conditions and Project demonstrates the following:
 - a. The Project will not have one or more significant effects not discussed in the Final EIR.
 - b. Significant effects previously examined will not be substantially more severe than shown in the Final EIR.
 - c. No new mitigation measures or alternatives have been found to be feasible that would reduce one or more significant effects of the Project.

- d. No new mitigation measures or alternatives, that are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, that the Project declines to adopt, are recommended.

Based on the analysis contained in this Addendum of (1) the proposed 3-year extension of the term of the Development Agreement from 2024 to 2027 and (2) changes to the circumstances under which the Burbank Studios Master Plan will continue to be developed, it is our conclusion that the Project will not result in any new significant or substantial increase in severity of the significant impacts identified in the certified Final EIR and Supplemental EIR. Additionally, no new information of substantial importance has been identified that indicates the 3-year extension of the term of the Development Agreement would result in any new significant impacts nor any substantial increase in the severity of the significant impacts identified in the Final EIR and Supplemental EIR.

This Addendum provides:

1. An analysis of the impacts of the proposed extension of the term of the Development Agreement; and
2. A comparison of the severity of environmental impacts of the Project with the impacts previously identified in the certified Burbank Studios Master Plan EIR and Supplemental EIR.

This Addendum provides an analysis of each of the environmental topics addressed in the Final EIR by describing the impacts identified in the Final EIR followed by an analysis of the proposed time extension of the term of the Development Agreement. It further provides a comparison of the environmental impacts previously identified in the Final EIR (which already examined a term through 2027) to the impacts of a 3- year extension of the term of the Development Agreement to 2027. The consistency of the Project with the Burbank2035 General Plan, adopted in February 2013 (and evaluated in the Supplemental EIR) is also provided along with updates to other city, state, or local rules, regulations, and ordinances. The Project considered in this Addendum is a proposed extension of the term of the PD No. 96-1 Development Agreement for the Burbank Studios Master Plan (Master Plan) for a period of 3 years from March 20, 2024, through March 19, 2027. No changes to the type of land uses or intensity of development allowed by PD No. 96-1 would occur under the time extension.

In 2023, Developer completed an internal lot line adjustment for the Project Site. This change resulted in an update to the legal description of the Project site, but did not expand, reduce, or otherwise change the exterior boundaries of the Project site or create new parcels within the Project site.

2.0 DESCRIPTION OF THE BURBANK STUDIOS MASTER PLAN

The Burbank Studios Master Plan area is located at 2900, 3000 West Alameda and 100-200 South California in the City of Burbank. The Burbank Studios Master Plan addresses an approximately 44.2 net-acre¹ site (“Project Site”) located within the southwestern portion of the City of Burbank in the City’s 557-acre Media District Specific Plan Area (Figure 1: Regional Location). The Project Site includes (1) the TBS Lot, which is approximately 25.18-net acres of land on the Main Lot located west of Bob Hope Drive between Alameda Avenue, Olive Avenue, California Street and the Second Century Project (2) the Second Century Project, which is approximately 9.93 net acres of land on the Main Lot, specifically between the TBS Lot and the Ventura Freeway, and (3) the Catalina Parcel, which is an approximately 9.09-net acre site located east of Bob Hope Drive between Alameda Avenue, Providence Saint Joseph Medical Center, and Parkside Drive (Figure 2: Project Site Location).

The Burbank Studios Master Plan allows 1,825,865 Office Equivalency Gross Square Feet (OE-GSF) of studio and related uses on the Project site. OE-GSF is a conversion for uses that generate less peak-hour traffic on a square foot basis than the equivalent amount of general office space. At the time the Final EIR was certified in 1997, the Project site contained approximately 574,221 OE-GSF² of existing development. These buildings and related facilities contained offices, sound stages, warehouse and engineering buildings, bungalows, a motor shop, satellites, trailers, and a helipad.

2.1 DEVELOPMENT STATUS

Portions of the Burbank Studios Master Plan have been developed under PD NO. 96-1 since the Final EIR was certified in 1997 and the Supplemental EIR was certified in 2013, inclusive of the Pointe I office tower completed in 2007 and located at 2900 West Alameda Avenue (on the Catalina Parcel), and the Second Century Project located at 100-200 South California Street, built in 2022/2023. The 1997 Development Agreement envisioned up to 1,825,865 square feet of “Office Equivalency” gross square feet (OE-GSF) of development across the Main Lot and the Catalina Parcel. At the end of the 1997 Development Agreement’s original 20-year term in 2017, approximately 766,244 OE-GSF existed at the site (including some demolition and subsequent construction of 329,011 OEGSF for the Pointe I building). During the approved 7-year Development Agreement extension through 2024, approximately 566,046 additional OE-GSF was constructed for the Second Century Project.

¹ The acreage in the DA is approximately 44 acres, however technological advancements in civil surveying have resulted in recent civil surveys calculating the acreage of the site as approximately 46.46 gross acres (44.2 net acres).

² These on-site buildings existing in 1997 consisted of approximately 1,098,113 gross sq. ft. of buildings containing 862,618 net sq. ft. of space. This amount of development is equivalent to 574,221 OE-GSF.

As of 2023, the Catalina Parcel contains 329,011 OE-GSF of development, the TBS Lot has 316,350 OE-GSF and the Second Century Project has 566,046 OE-GSF. The remaining vested development potential that would be permitted under the extension of the 3-year Development Agreement would be approximately 614,458 OE-GSF.

Table 2-1 below provides a summary of the approved and developed OE-GSF of the Burbank Studios Master Plan, including the OE-GSF that has been developed since the certification of the Final EIR and Supplemental EIR, as well as the remaining OE-GSF that would be permitted to be constructed as part of the 3-year extension of the Development Agreement.

Table 2-1: Summary of Development Status

Summary of Entitlement/ Development	OE-GSF
Total Development Allowed in 1997 Development Agreement	1,825,865 OE-GSF
Pointe I Development (Catalina Parcel) (developed in 2006/2007)	329,011 OE-GSF
Second Century Development (developed in 2022/2023) ¹	566,046 OE-GSF
Existing Development – TBS Lot (existing in 2023)	316,350 OE-GSF
Remaining Development Allowed	614,458 OE-GSF²

¹ Developed during 7-Year Development Agreement Extension term

²OE-GSF remaining to be constructed as part of the 3-year extension of the Development Agreement.

2.2 REGIONAL SETTING

This section provides information intended to familiarize the reader with the regional setting of the Burbank Studios Master Plan Project. Knowledge of the regional setting is critical to understanding the potential impacts associated with a Project. Information on the existing physical characteristics in and around the Burbank Studios is described where applicable to each analysis topic.

The Burbank Studios Master Plan Project Site is located within the Media District near the southern portion of the City of Burbank in the County of Los Angeles. Burbank is in the southeast section of the San Fernando Valley. The City is bordered by the Verdugo Mountains to the north and northeast and the Los Angeles River to the south.

Surrounding jurisdictions include the City of Glendale to the southeast and east, and the City of Los Angeles to the north, south, and west.

For each topic, a determination is made as to whether the Project would result in any new significant impacts or any substantial increase in the severity of the impacts identified in the certified FEIR and SEIR for the Burbank Studios Master Plan. Analysis is provided for each of the criteria presented in State CEQA Guidelines Section 15162 “Subsequent EIRs and Negative Declarations”.

The City’s General Plan, Burbank2035 includes goals, policies, and growth projections through the year 2035. Information from the Burbank2035 General Plan, Burbank2035 Environmental Impact Report, and related technical background reports were incorporated into this Addendum, as appropriate, to update the existing environmental conditions and discuss any new regulatory policies that may affect the Project.

3.0 IMPACT ANALYSIS

This section provides an update to the analysis of environmental topics provided in the certified Final EIR, as revised by the Supplemental EIR.

The Supplemental EIR identified the following environmental topics that were found to be less than significant, avoided, or substantially reduced to less than significant levels by the implementation of the adopted mitigation measures for the Media District Specific Plan and/or other existing regulations. As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7 years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027), which were previously analyzed in the certified 2013 Supplemental EIR. No other changes to the amount or type of allowed land uses or any other aspects of the approved PD No. 96-1 are proposed.

This Addendum provides updated analysis for each of these topics³:

- Traffic and Circulation⁴
- Land Use
- Aesthetics
- Traffic and Transportation
- Air Quality
- Noise
- Public Services
- Utilities and Service Systems
- Earth
- Plant and Animal life
- Light and Glare
- Natural Resources
- Risk of Upset
- Population and Housing
- Public Services
- Energy
- Utilities - Solid Waste Generation
- Human Health
- Recreation
- Cultural Resources

³ For consistency purposes, the topics are addressed in the same order as the Supplemental EIR.

⁴ The Supplemental EIR found Traffic and Circulation to be less than significant by incorporating mitigation measures from the Burbank2035 General Plan EIR into the Project mitigation program. With implementation of these mitigation measures, the Project's cumulative impacts were mitigated to a less than significant level.

Each topical section first presents a summary of the information and conclusions of the analysis in the Supplemental EIR, which anticipated full development of the Burbank Studios Master Plan by 2027. Next, updated information reflecting any changes in the circumstances under which the Project will occur, or substantial new information related to each topic is presented. This is followed by analysis of the environmental impacts (if any) of fully developing the Burbank Studios Master Plan by 2027 based upon changes to the existing environmental setting and new information.

3.1 TRAFFIC AND TRANSPORTATION

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027), which were previously analyzed in the certified 2013 Supplemental EIR. The Supplemental EIR included the NBC Studios Master Plan Time Extension Traffic Analysis Report prepared by Crain & Associates dated March 2013 (herein referred to as the Updated Traffic Report) to assess impacts of the Project time extension from 2017 through 2027. The analysis was conducted to determine whether the existing traffic volumes at the time and the expected conditions following the cumulative traffic growth would be significantly worse under the 10-year time extension, than the traffic conditions that were originally anticipated as part of the Traffic Study for the NBC Studios Master Plan Expansion prepared by Crain & Associates dated November 1996 (herein referred to as the 1997 Master Plan Traffic Study) prepared as part of the Final EIR in 1997. The Updated Traffic Report is included in Appendix A of the Supplemental EIR.

The counts used in the 1997 Master Plan Traffic Study were conducted from 1994 through 1996, with the counts from 1994 and 1995 adjusted by a growth factor to represent the 1996 conditions. The counts that were available during the time of the preparation of the Updated Traffic Report were from the City of Burbank and the NBC Universal Evolution Plan EIR. The City of Burbank counts were conducted in 2010 and 2011, and the NBC Universal Evolution Plan EIR includes counts that were conducted in 2006 and 2007. The available count data for 37 of the 41 study intersections were used in order to estimate a growth rate. The vehicles entering the 37 intersections in the counts conducted for the 1997 Master Plan Traffic Study totaled 234,228 trips. The counts conducted for the Updated Traffic Report at these same 37 intersection show a total of 223,816 trips. Therefore, the count data demonstrates that there was a decrease in the study area traffic volumes during the 14-year period following the 1997 Master Plan Traffic Study for the Burbank Studios Master Plan.

The Supplemental EIR also compared the cumulative growth projections in the Final EIR traffic study and the cumulative growth as projected in the Burbank2035 General Plan traffic model. The Burbank2035 General Plan model was prepared for use in studying the traffic conditions associated with Burbank2035. This model forecasts the traffic conditions in the year 2035 assuming the growth projections accounted for in the Burbank2035 General Plan. As the time extension evaluated in the Supplemental EIR extended only through 2027, use of the Burbank2035 traffic model resulted in a conservative analysis of potential cumulative traffic impacts. The Burbank2035 General Plan includes full buildout of the approved Burbank Studios Master Plan and, for this reason, the City's current traffic model already includes all traffic that would be generated by the full development of the Burbank Studios Master Plan.

The Supplemental EIR determined that the Burbank2035 traffic model shows that the 2035 traffic conditions are expected to have about the same or less congestion than identified in the 1997 traffic study for 2008 conditions studied in the Final EIR. Therefore, the traffic study for the 1997 Burbank Studios Master Plan approval not only conservatively identified project traffic impacts, it also conservatively identified cumulative traffic impacts.

The Updated Traffic Report used the Burbank2035 traffic model to determine the 2035 Level of Service (LOS) calculations. As noted above, the use of the 2035 traffic conditions presents a conservative approach as the Supplemental EIR analyzed a Development Agreement extension through the year 2027.

The Updated Traffic Report identified cumulative traffic impacts at only 6 intersections, which is less than the 11 intersections identified in the 1997 Master Plan Traffic Study, including the intersections of Hollywood Way/Verdugo Avenue and Olive Avenue/Buena Vista Street. These two intersections were not identified as significantly impacted in the 1997 Master Plan Traffic Study. However, the Burbank2035 General Plan EIR identified mitigation improvements would be needed to maintain an acceptable LOS at these two intersections and mitigate potential cumulative traffic impacts of future projects. The Supplemental EIR found that the Burbank Studios Master Plan project would contribute traffic to these two intersections, and therefore found the cumulative contribution to be considered potentially significant that were not previously identified in the Final EIR. The other four impacted intersections were also identified to be significantly impacted in the 1997 Master Plan Traffic Study. Additionally, the Supplemental EIR found that by incorporating the mitigation measures from the Burbank2035 General Plan EIR into the Project's monitoring and reporting conditions of approval, the Project contribution to the cumulative impacts at the intersections of Hollywood Way/Verdugo Avenue and Olive Avenue/Buena Vista Street would be mitigated to less than significant.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Updated Traffic Report analyzed a period of 10-years from 2017 through 2027, which included the 3-year extension from 2024 through 2027 proposed in this Addendum. The Updated Traffic Report determined whether the existing traffic volumes at the time and the cumulative traffic growth from 2017 through 2027 were worse than the traffic conditions that were anticipated in the 1997 Master Plan Traffic Study for the Final EIR. As noted in further detail below, the Updated Traffic Report considered the extension of the term of the Development Agreement to 2027 and used information from the Burbank2035 General Plan traffic model, which assumed the full development of the Burbank Studios Master Plan and all other uses allowed by the Burbank2035 General Plan through the year 2035. The Updated Traffic Report used a set of conservative assumptions to determine the impacts of full development of the uses allowed by the Burbank Studios Master Plan in 2027 and compared the result to the 1997 Master Plan Traffic Analysis in the Final EIR. As this Addendum proposes a temporal change only (and traffic during this period has already been analyzed), the conclusions of the Supplemental EIR would apply to the proposed 3-year extension. The mitigation measures that were found to apply to the Supplemental EIR would also apply to the 3-year extension and impacts of the 3-year extension would remain the same as in the Supplemental EIR and all transportation impacts would remain less than significant.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The proposed 3-year Development Agreement extension was covered in the Updated Traffic Report, which analyzed a period of 10 years, from 2017 through 2027. The Updated Traffic Report used information from the Burbank2035 General Plan traffic model, which assumed the full development of the Burbank Studios Master Plan and all other uses allowed by the Burbank2035 General Plan through the year 2035. No changes to the amounts or types of allowed land uses or any other aspects of the approved Burbank Studios Master Plan are proposed as part of the Project and, for this reason, there would be no changes to the amount of traffic that would be generated. The Updated Traffic Report showed that the impact of the development allowed by the Burbank Studios Master Plan and the Project contribution to cumulative traffic impacts in 2027 would be slightly reduced when compared to the conclusions of the traffic analysis in the Final EIR, which assessed full development of the Burbank Studios Master Plan by 2008. Therefore, no new or more substantial impacts would occur as a result of extending the term of the Development Agreement from March 2024 to March 2027. The

extension of the term of the Development Agreement does not constitute a major change that would necessitate major revisions to the Final EIR. No increase in severity of impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

The proposed 3-year Development Agreement extension was covered in the Updated Traffic Report that analyzed a period of 10 years, from 2017 through 2027. The Updated Traffic Report used a set of conservative assumptions to determine the impacts of full development of the uses allowed by the Burbank Studios Master Plan in 2027 and compared the result to the 1997 Master Plan Traffic Analysis in the Final EIR. This analysis concluded that traffic volumes had not grown and, in fact, had reduced slightly since the 1997 Master Plan Traffic Analysis. From a cumulative growth perspective, the Updated Traffic Report considered the potential intensification of land within the affected area that could occur with implementation of Burbank2035 General Plan and used the City's 2035 traffic model to analyze future traffic conditions. The Burbank2035 model output shows that the future 2035 traffic conditions are expected to have about the same or less congestion than identified for 2008 traffic conditions in the Final EIR. This is due to the conservative assumptions made in the original traffic analysis for 2008 traffic conditions and changes in traffic conditions noted in the (2013) Updated Traffic Report since the Final EIR was prepared. Therefore, with the time extension to 2027, no substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions to the EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The proposed 3-year Development Agreement extension was evaluated in the Updated Traffic Report, which analyzed a period of 10 years, from 2017 through 2027. The Updated Traffic Report showed that the traffic impacts of the 10-year extension and the Project's contribution to cumulative impacts would be the same or less than identified in the Final EIR. The Updated Traffic Report found that the total number of intersections impacted by the Project would be less in 2027 than identified in the Final EIR. However, the Burbank2035 General Plan EIR had identified significant cumulative impacts at two intersections, Hollywood Way/Verdugo Avenue and Olive Avenue/Buena Vista Street, with full build-out of the General Plan, which includes the Burbank Studios Master Plan, that were not previously identified as significant impacts in the Burbank Studios Master Plan Final EIR.

The Burbank 2035 General Plan EIR also identified mitigation measures that would improve these intersections to acceptable levels of service. The Supplemental EIR included these mitigation measures as conditions of approval for the extension of the term through 2024. The Updated Traffic Report assessed the potential for impacts from 2017 through 2027 and showed that Project impacts and the Project contribution to cumulative impacts would be substantially the same or reduced if implemented through 2027. No substantial changes have occurred with respect to the circumstances under which the Project would be undertaken during the 3-year extension and no new information, which was not known and could not have been known at the time the Supplemental EIR was certified as complete, has become available. No new significant impacts would occur as a result of extending the term of the Development Agreement from 2024 through 2027.

Additionally, CEQA Guidelines section 15064.3(b) currently states that the metric for the evaluation of transportation impacts under CEQA will be vehicle miles travelled (VMT). However, per CEQA Guidelines section 15007(c): "If a document meets the content requirements in effect when the document is sent out for public review, the document shall not need to be revised to conform to any new content requirements in Guideline amendments taking effect before the document is finally approved." Therefore, the Supplemental EIR, circulated in 2013, complied with the CEQA Guidelines in effect at that time, and was properly certified in 2013. Under PRC section 21167.2, once an EIR is certified by the lead agency and the statute of limitations to challenge the EIR has run, the EIR is conclusively presumed valid for all future discretionary actions taken by the lead agency and responsible agencies relating to the project unless the provisions of PRC section 21166 apply. PRC section 21166, in turn, provides that no subsequent or supplemental environmental impact report shall be required by the lead agency or by any responsible agency, unless one or more of the following events occurs: (a) Substantial changes are proposed in the project which will require major revisions of the environmental impact report; (b) Substantial changes occur with respect to the circumstances under which the project is being undertaken which will require major revisions in the environmental impact report; or (c) New information, which was not known and could not have been known at the time the environmental impact report was certified as complete, becomes available. The proposed project does not propose any substantial changes from what was analyzed in the 2013 Supplemental EIR and there is no new substantial information that has become available, therefore, impacts per CEQA Guidelines section 15064.3(b), i.e., VMT as criteria for transportation impacts, are not required under this Addendum EIR.

(3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The proposed 3-year Development Agreement extension was covered in the Updated Traffic Report which analyzed a period of 10 years, from 2017 through 2027. The Updated Traffic Report prepared for the

Supplemental EIR showed that the Project impacts and the Project contribution to cumulative impacts would be the same or reduced with full development of the allowed uses by 2027 as compared to the Final EIR. The proposed project is the extension of the Development Agreement from 2024 to 2027 and was already evaluated in the Updated Traffic Report, which analyzed the Development Agreement from 2017 to 2027. Therefore, there is no new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous Supplemental EIR was prepared.

(3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Updated Traffic Report assessed the potential for impacts from 2017 through 2027 and showed that Project impacts and the Project contribution to cumulative impacts would be substantially the same or reduced if implemented through 2027. Based on the Burbank2035 General Plan FEIR, and confirmed by the Updated Traffic Report, the Project was found to no longer have significant effects at the intersections of Alameda Avenue/Olive Avenue and Hollywood Way/Olive Avenue because traffic signal improvements had been made or were planned at these intersections. The Updated Traffic Report did, however, identify two new cumulatively significant impacts at the intersections of Verdugo Avenue/Hollywood Way and Olive Avenue/Buena Vista Street. These cumulative impacts were also identified in the Burbank2035 General Plan Final EIR. The Updated Traffic Report concluded that the 10-year extension would contribute a cumulatively considerable level of traffic to these two intersections. The Burbank2035 General Plan EIR identified mitigation improvements to maintain an acceptable level of service at these intersections which would require the developer of the Burbank Studios Master Plan to contribute a fair share contribution toward mitigation implementation. As the Updated Traffic Report was recently prepared in 2017 and covered a period of 10-years, which include the 3-year extension from 2024 through 2027, no substantial changes have occurred with respect to the circumstances under which the Project is being undertaken that would require major revisions in the Final EIR or Supplemental EIR. No mitigation found previously to be infeasible is necessary, and analysis of another alternative is not necessary.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

As previously noted, the Updated Traffic Report assessed the potential for impacts from 2017 through 2027 and showed that Project impacts and the Project contribution to cumulative impacts would be substantially the same or reduced if implemented through 2027. No substantial changes have occurred with respect to the circumstances under which the Project would be undertaken during the 3-year extension and no new information, which was not known and could not have been known at the time the Supplemental EIR was certified as complete, has become available. All mitigation remains feasible, no new mitigation is necessary, and additional consideration of the alternatives in the EIR, or other alternatives, is not necessary.

3.2 LAND USE

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027), which were previously analyzed in the certified 2013 Supplemental EIR.

On-site and Surrounding Land Uses

The in the Burbank Studios Master Plan, the Project site would primarily be used for the production of news and entertainment programs for television. Onsite land uses that support this media production include sound stages with related production offices, warehouses, stage operations, dressing rooms, and technical space, allowing for 1,825,865 gross square feet on 44.2⁵ net acres. In addition to the media office and studio production buildings, there are additional on-site facilities that support office and studio operations. These uses include satellite antennas/dishes, a helistop and an electrical substation, which provides electrical service to the buildings and facilities.

Land uses surrounding the Burbank Studios property include media-related facilities, restaurant, office, and a surface parking lot to the north; St. Joseph's Medical Center and Johnny Carson Park to the east; the SR- 134 Freeway and Johnny Carson Park to the south; and motels, vacant land, and a surface parking lot to the west.

⁵ The acreage in the DA is approximately 44 acres, however technological advancements in civil surveying have resulted in recent civil surveys calculating the acreage of the site as approximately 44.2 net acres / 46.46 gross acres.

Plan and Policy Consistency

A consistency analysis of the Burbank Studios Master Plan with local and regional plans and policies was provided in the Supplemental EIR. The Burbank Studios Master Plan Project Site is located within the boundaries of the Media District Specific Plan (MDSP) Area and subject to the Specific Plan, which includes special development objectives for the Burbank Studios property. As noted in the Supplemental EIR, the Final EIR provided a discussion of the consistency of the Project with the MDSP and the City's General Plan. On a regional level, the relationship of the Project to applicable policies of the Southern California Association of Governments (SCAG) Regional Comprehensive Plan and Guide (RCPG) was assessed.

General Plan

The Burbank2035 General Plan updated the land use designation of the Burbank Studios site to “Media District Commercial”. The Media District Commercial area is considered a regional employment center and is designated to accommodate a variety of media-oriented and commercial uses. The continued use and development of the Burbank Studios as allowed by PD No. 96-1 would be consistent with this designation.

The Burbank2035 General Plan contains the following Policy within the Land Use Element:

Policy 6.3: Recognize and maintain the Media District as the heart of the media industry in the city. Facilitate continued expansion of the media industry into Downtown, the Golden State area, and other parts of the city.

The Supplemental EIR found that the extension of time from 2017 through 2027 to implement the Burbank Studios Master Plan was consistent with the Burbank2035 General Plan in that it would allow the Project Site to continue to be used for the media industry consistent with the Media District’s goals to support the media industry. It found that the 10-year time extension would allow the Applicant to achieve the desired community character for the Site as envisioned in the approved Burbank Studios Master Plan, Media District Specific Plan, and most recently, Burbank2035. Therefore, the 3-year extension, from 2024 through 2027, of the term of the Development Agreement would be consistent with the findings of the Supplemental EIR and the Burbank2035 General Plan and no new impacts would occur.

MDSP Consistency

The City of Burbank, in collaboration with the Southern California Association of Governments (SCAG), is currently updating the MDSP. This update focuses on the development and implementation of policies and programs. The primary goals include removing barriers to housing production, streamlining the permitting process, and

introducing practical design standards for new developments within the Media District. The Project is structured to align directly with the MDSP update, ensuring seamless integration with the plan's overarching goals.

In consideration of the ongoing MDSP update, it is imperative to note that the proposed scope of work, time extension, and office equivalency maintain consistency with the evolving parameters outlined in the MDSP. The foreseen expansion and development articulated in the MDSP align with the Project's objectives, thereby contributing to the overall enhancement of the Media District. As the MDSP anticipates a substantial increase in development, the Project is positioned to facilitate and complement these advancements, thereby consolidating its role in the progression of the Media District.

The Project site was designated MDM-1 (Media District Industrial) in 1996. The MDSP establishes policies and development guidelines to regulate commercial and industrial development in the Media District to ensure that it is compatible with surrounding residential uses, and consistent with infrastructure and traffic capacities. Conformance with the goals of the MDSP is principally achieved by implementation of the site-specific objectives and conformance with the land use regulations and development standards established in the Media District Overlay Zone. As noted in the Supplemental EIR, the Final EIR includes a detailed discussion of the consistency of the Burbank Studios Master Plan with the MDSP Goals, Overall Residential Objectives, Overall Commercial Objectives, Overall Industrial Objectives, and Site-Specific Objectives. Consistency of the proposed uses and development and design standards with the MDM-1 zoning was also assessed.

As noted in the Supplemental EIR, the Final EIR determined that no significant land use impacts would occur with buildout of the Burbank Studios Master Plan. To ensure that the individual development projects occurring at the Project Site conformed to the Burbank Studios Master Plan and the applicable development standards, subsequent review of these individual building projects was required as mitigation. This would include review of building plans for consistency with the Planned Development conditions of approval. The Final EIR concluded that with implementation of mitigation, no unavoidable significant impacts would result from buildout of the Burbank Studios Master Plan.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

On-site and Surrounding Land Uses

On-site and immediate surrounding land uses have not substantially changed since the time of the Supplemental EIR was certified. The surroundings still consist of industrial media-related uses, restaurants, office buildings, and auto service station and repair shop to the north; the SR- 134 Freeway and Johnny Carson Park to the south, St.

Joseph's Medical Center, and Johnny Carson Park to the east Providence High School east of Johnny Carson Park; and industrial, television and radio studio and offices to the west. As previously stated, the Burbank Studios and related uses authorized under the Burbank Studios Master Plan have been at this location since the early 1950s and the land uses and character of the immediate surroundings have remained consistent and compatible with continued expansion that would occur under the Project. Therefore, there are no significant changes to the environmental setting under which build-out of the Burbank Studios Master Plan will occur with the time extension.

Plan and Policy Consistency

General Plan

The extension of time from 2024 through 2027 to implement the Burbank Studios Master Plan is consistent with the Burbank2035 General Plan in that it would allow the Project Site to continue to be used for the media industry consistent with the Media District's viability and policies for expansion. The time extension would allow the Applicant to achieve the desired community character for the Site as envisioned in the approved Burbank Studios Master Plan, Media District Specific Plan, and most recently, Burbank2035 General Plan. Therefore, extension of the term of the development agreement from 2024 through 2027 would be consistent with the Burbank2035 General Plan

MDSP Consistency

The MDSP, adopted in 1991, establishes guidance for the development of buildings in the Media District and limits traffic impacts in the area. No changes to the MDSP have been made since the Supplemental EIR was certified in 2013, and this specific plan is still used today to guide development in the District.

New development on property in the MDSP area is limited to a maximum of 1.1 FAR to limit traffic and other impacts to adjacent residential neighborhoods. Under this limitation, the total amount of development permitted on the 46.46 gross-acre Project Site is 2,268,343 OEGSF. The Project Site is zoned PD No. 96-1, this approved planned development allows motion picture and television studios, media-related uses and on-site incidental retail, health, and childcare facilities. Under PD 96-1, the permitted amount of development on the site is 1,825,865 OE-GSF, which is less than that permitted under MDSP. Accordingly, the time extension for buildout of the approved Burbank Studios Master Plan is consistent with the MDSP.

Historic Preservation Plan

Following the adoption of the Preservation Regulations Ordinance in 1994, the City adopted a Historic Preservation Plan in 1999. The Historic Preservation Plan created guidelines and policies for historic preservation in the City of Burbank. In 2009, a Historic Context Report (City of Burbank 2009) was completed. The Report documents the history of Burbank's built environment and identifies periods of significance over the course of Burbank's history. The Historic Preservation Plan identified the NBC move to Burbank in 1951 as a historic event, but the Project Site and NBC Studios (now Burbank Studios) buildings were not identified as potentially historically significant structures. The Historic Context Report identifies the Project Site as being associated with the Post World War II Period (1946-1965).

The Burbank2035 General Plan includes a technical background analysis of the potential historic properties. The Supplemental EIR did not find that the Burbank Studios site met the criteria for listing in the City of Burbank Register of Historic Resources, California Register of Historic Places (CRHP), or National Register of Historic Places (NRHP).² Therefore, the extension of the term of the Burbank Studios Master Plan Development Agreement from 2024 through 2027 would not adversely impact historic resources and would not change the conclusions of the Supplemental EIR that no significant impacts to historic or other cultural resources would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- 1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development would result from the extension of the term of the approved Development Agreement from 2024 through 2027. The Burbank2035 General Plan changed the land use designation of the Burbank Studios Project Studios site to Media District Commercial, which allows for the continued use and expansion of the Burbank Studios facilities. The 3-year time extension would allow the approved Burbank Studios Master Plan to be implemented consistent with the MDSP and the Burbank2035 General Plan Land Use Element. The extension of the term of the Development Agreement from 2024 through 2027 does not constitute a major change in the Project that would necessitate major revisions of the Final EIR because no new significant effects related to applicable land use policies would result. As noted in the Supplemental EIR, the Final EIR determined that the Burbank Studios Master Plan was consistent with local and regional Plans, such as the City General Plan and West Olive Redevelopment Plan, and the Southern California Association of Government's (SCAG) Regional Comprehensive Plan and Guide (RCPG). It also determined that the conceptual plan would be consistent with

height and setback standards of the MDSP and provided mitigation to ensure compliance with building standards and any Federal Aviation Administration (FAA) requirements for relocating the helipad (which has since been removed). Since the 3-year extension of the term of the Development Agreement will not change any aspects of the Burbank Studios Master Plan and all development would occur in accordance with the Burbank Studios Master Plan, the Project will not generate an increase in the severity of previously identified significant impacts.

- 2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

The Burbank2035 General Plan designates the Burbank Studios Project site as Media District Commercial and includes a policy to accommodate the continued use of the site for media uses and for the expansion of media facilities. The surrounding land uses still consist of industrial media- related uses, restaurants, office buildings, and auto service station and repair shop to the north; the SR- 134 Freeway and Johnny Carson Park to the south, St. Joseph's Medical Center and Johnny Carson Park to the east with Providence High School east of Johnny Carson Park; and industrial, television and radio studio and offices to the west. These surrounding uses are compatible with the Project and the general characteristics anticipated under these land use designations. No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Final EIR. No new significant impacts or increased severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the Project will have one or more significant effects not discussed in the previous EIR.

This Addendum includes an analysis of each of the environmental topics addressed in the Supplemental EIR. The analysis includes reassessing the surrounding land uses or any changes, a review of the most recent governing documents, laws, and policies. The analysis determined that the Project Site does not contain any uses not previously known to occur or permitted to occur at the time of the Supplemental EIR in 2013. No changes were made to the MDSP or MDSP Overlay since the Supplemental EIR was certified. Burbank2035 maintains the MDSP over the Media District area, which includes the Burbank Studios Master Plan. As previously discussed, the SCAG RCPG addresses issues such as housing, traffic/transportation, air quality, and water and serves as an advisory document to local agencies for their use in preparing local plans that deal with issues of regional significance. In accordance with Senate Bill 375, SCAG adopted a Sustainable Community Strategy (SCS) in May 2012 designed to reduce greenhouse gas (GHG) emissions from passenger vehicles. The SCS focuses the majority of new regional housing and job growth in high-quality transit areas and other opportunity areas in existing main

streets, downtowns, and commercial corridors, resulting in an improved jobs to housing balance. Many of Burbank’s transportation corridors are deemed SCS “high quality transit areas”. Burbank2035 is designed to allow for further implementation of achieving the goals of these regional Plans at the local level.

The updated analysis in this Addendum did not identify any new information of substantial importance that identifies new significant impacts that were not known at the time of the Supplemental EIR. The Project is consistent with local and regional comprehensive plans and strategies. As such, no new information has come to light that indicates the Burbank Studios Master Plan to be inconsistent with any land use policies or plans, or be incompatible with the surrounding land uses. No new information has been identified that would change the analysis and conclusions contained in the Supplemental EIR as the Burbank Studios Master Plan is consistent with applicable land use plans and policies. No new significant impacts will occur as a result of extending the term of the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

While the land use designation for the Burbank Studios Project Site was changed with adoption of the Burbank2035 General Plan, the Burbank Studios Master Plan is consistent with the uses allowed by this new designation and the Burbank2035 General Plan. Also, implementation of the Burbank Studios Master Plan is still subject to the MDSP Overlay and no changes to the MDSP have been made since the Supplemental EIR was certified. As discussed above, the Burbank Studios Master Plan remains consistent with all applicable land uses policies and no new significant land use impacts have been identified that would result from the extension of the term of the Development Agreement. The Supplemental EIR incorporated all relevant information and no new information has been identified that would change the analysis and conclusions contained within the EIR. Mitigation adopted for the Burbank Studios Master Plan requires individual building projects to be reviewed for consistency with setbacks and height requirements along with detailed parking, landscape, lighting, sign, and other applicable development standards in the MDSP. This would be accomplished through plan check review during building permit application and review. No new significant impacts would occur as a result of extending the term of the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and

would substantially reduce one or more significant effects of the Project, but the Project proponents decline to adopt the mitigation measure or alternative.

The Final EIR and Supplemental EIR incorporated all relevant information to determine environmental impacts, the level of significance, and appropriate mitigation that would reduce the significant impacts to less than significant. Mitigation from the Supplemental EIR and Final EIR are incorporated into the Development Agreement as conditions of approval for implementing development in accordance with the Burbank Studios Master Plan. No new information has been identified that would change the analysis and conclusions contained in the Supplemental EIR, or require any additional mitigation previously determined not to be feasible. As noted in the Supplemental EIR, the Final EIR also contains an analysis of a reasonable range of alternatives, and no alternatives declined by the Project proponents that would reduce previously identified significant impacts are now feasible and warrant incorporation at this time. The Burbank Studios Master Plan remains consistent with applicable land use plans. As noted in the Supplemental EIR, the Final EIR incorporated all relevant and feasible mitigation measures and alternatives, and potential land use impacts would be reduced to less than significant levels. No new significant impacts would occur as a result of extending the term of the Development Agreement for a period of 3 years, from 2024 through 2027.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Final EIR and Supplemental EIR considered all feasible mitigation and a reasonable range of alternatives to reduce significant impacts. Land use impacts would not be different and no new or significant changes to mitigation measures are warranted at this time. The mitigation required to ensure compliance with setbacks and height restrictions, as well as obtaining Federal Aviation Administration approval of the helipad relocation (which has since been removed), remain relevant for the continued implementation of the Burbank Studios Master Plan under the Development Agreement through the Project's extended term through 2027. The updated analysis contained in this Addendum did not identify any new land use compatibility or plan consistency impacts. All the mitigations identified in the Final EIR and Supplemental EIR remain applicable and feasible, and analysis of additional alternatives is not necessary for these reasons. No new significant impacts would occur as a result of extending the term of the Development Agreement for a period of 3 years, from 2024 through 2027.

3.3 AESTHETICS

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027), which were previously analyzed in the certified 2013 Supplemental EIR.

The Supplemental EIR found that the 10-year development extension, from 2017 through 2027, would not result in new significant aesthetics impacts. The Supplemental EIR did not propose changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development. The 10-year extension of the term of the Development Agreement did not constitute a major change in the Project that would necessitate major revisions of the Final EIR because no changes to the types and amounts of uses were proposed; therefore, the Supplemental EIR concluded that no new significant effects and no substantial increase in the severity of previously identified significant impacts were found to occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The property and immediate surroundings were examined to determine whether the existing visual characteristics are substantially the same as was considered in the Supplemental EIR. The views of the Project site have changed marginally since the time of the Supplemental EIR as some of the new development allowed by PD No. 96-1 has been completed on portions of the Project Site. During the approved 7-year Development Agreement extension, approximately 566,046 additional OE-GSF of the total permitted area was developed with the construction of the Second Century Project, including two office buildings (7-stories and 9-stories) on the south side of the Main Lot adjacent to the 134 freeway. that was completed in 2023. The visual character from the viewpoints in surrounding areas that were examined in the Supplemental EIR have not changed substantially, and no houses were added to the immediate area that could be sensitive to the development of the Burbank Studios Master Plan. The analysis accurately depicts the visual character of the current surroundings within which build-out of the Burbank Master Plan will occur under the 3-year time extension.

The Project would extend the term of the Development Agreement that implements the Burbank Studios Master Plan by 3 years, from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development are proposed. This includes but is not limited to aspects of the development that may affect aesthetics such as architectural style, siting, size, height, massing, and landscaping. Future development under the Burbank Studios Master Plan and Development Agreement may include up to 614,458 OE-GSF of additional development on the Main Lot or Catalina Parcel located east of Bob Hope Drive between Alameda Avenue, Providence Saint Joseph Medical Center, and Parkside Drive (Figure 2). Compliance with the applicable design and development standards is verified during the review of individual building projects to ensure that all impacts are mitigated, as required in the Development Agreement.

As the Project would not change the amount or type of allowed land uses or any other aspects of the approved Burbank Studios Master Plan, no new or more substantial impacts would occur with regard to aesthetics. Future development under the Burbank Studios Master plan would be subject to the Design Standards and Development Standards of the MDSP ensuring aesthetic impacts from changes to the Project Site would be less than significant.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The Project would extend the term of the Development Agreement that will implement the Planned Development for the Burbank Studios Master Plan by a period of 3 years, from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development will occur. The extension of the term of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Final EIR because no changes to the types and amounts of uses are proposed; therefore, no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

Land uses within and surrounding the Project Site are largely unchanged since the Supplemental EIR was prepared. The 3-year time extension would not require major revisions to the Final EIR and no changes to the

types and amounts of uses are proposed. Therefore, no new significant effects or increase in the severity of previously identified impacts would occur as a result of the 3-year extension.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information and no new information available would change the analysis and conclusions contained within the EIR. No changes to the types and amounts of uses are proposed; therefore, no new significant effects would occur because of extending the term of the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Burbank Studios Master Plan is subject to the MDSP Overlay and no changes to the MDSP have been made since the Supplemental EIR was certified. The Supplemental EIR incorporated all relevant information, and no new information has been identified that would change the analysis and conclusions contained within the EIR for the 3-year extension. The Implementation of the Burbank Studios Master Plan is currently subject to the MDSP Overlay and no changes to the MDSP have been made since the Supplemental EIR was certified. No changes to the design standards contained in the MDSP have been made since the Supplemental EIR; therefore, no significant effects previously examined will be substantially more severe than as show in the Final EIR and Supplemental EIR as a result of extending the term of the Development Agreement for a period of 3 years from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Burbank Studios Master Plan incorporated features to minimize aesthetic impacts through the design features, such as landscaped setbacks, storefront urban sidewalks, landscaped plazas and open space, and pedestrian paths. These features are installed on portions of the Project site that were developed under the

Development Agreement and Burbank Studios Master Plan and these same design requirements will apply to the remainder of the build-out during the 3-year extension. These features enhance the visual appearance of Alameda Avenue and Bob Hope Drive. In addition, the Burbank Studio Master Plan incorporated aesthetic considerations involving architectural style, siting, size, height, and massing. As noted in the Supplemental EIR, mitigation measures provided in the Final EIR provide extension design and development standards to ensure compliance, which would be achieved through the building permit review of architectural and other improvement plans. The Supplemental EIR determined that implementation of the mitigation measures contained in the Final EIR would reduce impacts to less than significant. No new mitigation measures or alternatives previously deemed infeasible would now be feasible and further reduce previously identified impacts during the 3-year extension.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR, incorporated all relevant information and no new information has been identified that would change the analysis or conclusions. Mitigation measures required for implementation of the Master Plan require individual building projects be reviewed for consistency with applicable development standards in the MDSP and no changes to the design standards contained within the MDSP have been made since the Supplemental EIR was certified. Therefore, all previously identified mitigation measures and design and development standards remain applicable to the Project during the 3-year extension, and no additional mitigation measures or alternatives would further reduce any impacts.

3.4 AIR QUALITY

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR. The Supplemental EIR analyzed the impact of increased emissions from construction activities and traffic associated with the 10-year extension of the Burbank

Studios Master Plan in accordance with the South Coast Air Quality Management District (SCAQMD) CEQA Air Quality Handbook.

The Supplemental EIR found that the 10-year extension of the term of Development Agreement would reduce the rate of growth, spreading the same development intensity growth over a 30-year period (1997 through 2027). The Supplemental EIR found the 10-year extension of the Project to be consistent with the Burbank2035 General Plan, which assumes full development of the uses permitted by the approved Master Plan.

Construction

The Supplemental EIR include an updated estimate of construction emissions using the emissions model from the SCAQMD. The Supplemental EIR concluded that the 10-year extension of the term of the Development Agreement would not result in any increase in the overall emissions of air pollutants from construction as the total amount of new development would remain unchanged. The maximum daily emissions from construction would be reduced since the same amount of development would take place over a longer period, potentially reducing the intensity of daily construction activity. The Supplemental EIR also concluded that Air Quality impacts involving NOx would remain significant and unavoidable, but emissions would be reduced for NOx and all other pollutants.

Operations

The increase in air emissions from the additional development evaluated in the EIR included mobile source emissions associated with the motor vehicles traveling to and from the site and stationary source emissions associated with water and space heating equipment and from the electric power generation at other locations needed to serve the Project. Most of the emissions from full development of the Master Plan would be generated by motor vehicles. The overall level of CO, NOx, and PM10 emissions estimated for the Master Plan was exceeded the thresholds for significance in the SCAQMD CEQA Handbook and was identified as significant in the EIR. SOx emissions were below the significance threshold, and VOC emissions were reduced to a less than significant level with mitigation.

The Supplemental EIR also included updated estimate of air emissions from full development of the Burbank Studios Master Plan by 2027, which showed lower emissions resulting from improved technology and more stringent emission standards.

The Supplemental EIR concluded that no new or substantially greater impact would occur with the 10-year extension of the term of the Development Agreement for the approved Burbank Studios Master Plan compared to the impacts that were identified in the Final EIR.

CO Hotspots

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. The Supplemental EIR included an Update Traffic Report to assess the potential for impacts associated with the 10-year extension of the term of the Development Agreement. The Updated Traffic Report determined that there would be minor shifts in the volume of vehicle traffic at various intersections between 2017 and 2027, which would improve LOS for some intersections and marginally worsen it at other intersections. The Updated Traffic Report showed that the Project traffic impacts and the Project contribution to cumulative traffic impacts would be substantially consistent with those identified in the Final EIR. Additionally, the Updated Traffic Report concluded that the 3-year time extension previously analyzed does not lead to an increase in CO hotspots. Therefore, the Supplemental EIR concluded that no new or more substantial traffic impacts would occur as a result of extending the term of the Development Agreement for 10 years.

Impacts of the Extension of the Term of the Development Agreement to 2027

The extension of the term of the Development Agreement for a period of 3 years, from 2024 through 2027, would not increase air pollution emissions. The new development permitted by PD No. 96-1 would now be built under stricter emissions regulations and with improved technology that would reduce previously identified emissions from construction activities, operations of the facilities, and traffic associated with the Burbank Studios Master Plan Project.

No change in total population and employment growth is associated with the 3-year extension of the term of the Development Agreement. The Supplemental EIR found that the 10-year extension of the term of the Development Agreement through 2027 would reduce the rate of growth, spreading the same development intensity growth over a 30-year period (1997 through 2027). The 3-year extension included in this Addendum was addressed in the Supplemental EIR. Therefore, the 3-year extension of the Project is consistent with the Burbank2035 General Plan, which assumes full development of the uses permitted by the approved Burbank Studios Master Plan.

Construction and Operations

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. Extension of the term of the Development Agreement for 3 years would not result in any increase in the overall emissions of air pollutants from construction and operations not identified in the Supplemental EIR as the total amount of new development would remain unchanged. The maximum daily emissions from construction and operation would be the same as the emissions in the Supplemental EIR.

Air Quality impacts involving NOx would remain significant and unavoidable, but emissions would be reduced for this and all other pollutants.

CO Hotspots

The Supplemental EIR concluded that no new or more substantial traffic impacts would occur as a result of extending the term of the Development Agreement for 10 years. Therefore, the 3-year extension would also not result in new or more substantial traffic impacts.

Therefore, no new or substantially greater impacts would occur with the 3-year extension of the term of the Development Agreement for the approved Burbank Studios Master Plan compared to the impacts that were identified in the Supplemental EIR.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The Project would extend the term of the Development Agreement by 3 years, from 2024 through 2027. No changes to the amount or type of allowed land uses would occur as a result of the time extension. The time extension to implement the Burbank Studios Master Plan does not constitute a major change in the Project that would necessitate major revisions of the Final EIR because no new significant effects and no substantial increase in the severity of previously identified significant air quality impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

Emissions generated by construction and operation during the 3-year extension of the Development Agreement, from 2024 through 2027, were analyzed in the Supplemental EIR. Emissions generated during construction and operation during the 3-year extension would be the same as or less than (due to more stringent regulations and improved technologies) the emission estimates contained in the Supplemental EIR. Therefore, no substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Final EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information has been found that would change the analysis and conclusions. As previously noted, emissions generated by construction and operation during the 3-year extension would be the same as or less than those contained in the Supplemental EIR. No new significant effects will occur as a result of extending the term of the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information has been identified that would change the analysis and conclusions. As previously noted, emissions generated by construction and operation during the 3-year extension would be the same as or less than those contained in the Supplemental EIR. No substantially more significant effects will occur as a result of extending the term of the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information has been identified that would change the analysis and conclusions. As previously noted, emissions generated by construction and operation during the 3-year extension would be the same as or less than those contained in the Supplemental EIR. All mitigation remains feasible, and analysis of another alternative is not necessary.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information has been identified that would change the analysis or conclusions. As previously noted, emissions generated by construction and operation during the 3-year extension would be the same as or less than those contained in the Supplemental EIR. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.5 NOISE

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR. The Supplemental EIR analyzed noise impacts associated with the 10-year extension of the Burbank Studios Master Plan. The primary noise source in the vicinity of the Project Site during the time the Supplemental EIR was prepared consisted of traffic on surrounding streets with the Ventura Freeway, located immediately south of the project site, generating the most noise.

The Updated Traffic Report showed that daily traffic volumes for cumulative growth through 2035 would not be substantially increased and the Burbank Studios Master Plan contribution of traffic to the growth in traffic would not change. Additionally, it takes a doubling of traffic to cause an audible increase in noise levels.

The Supplemental EIR concluded that the Project contribution (the 10-year extension of the Development Agreement) would remain unchanged from the analysis in the Final EIR, which determined that noise level increases resulting from the Burbank Studios Master Plan would not exceed 1.0 A-weighted decibel (dB(A)). An increase of 3.0 dB(A) is barely audible, and therefore the Supplemental EIR concluded that the Project contribution to roadway noise levels would remain less than significant.

Regarding stationary noise, the Supplemental EIR included only a temporal change to the EIR and did not include any changes to the land uses or conceptual site design of the Burbank Studios Master Plan. Therefore, on-site activities would continue to primarily occur during daytime hours when nearby residents are likely to be either awake or at work, and most of the noise generated by these activities would be within enclosed buildings such that the activities would not significantly affect nearby sensitive uses. The Supplemental EIR also found that since the certification of the Final EIR, no new sensitive receptors had been added to the immediate surroundings of the Burbank Studios Master Plan site. As such, the Supplemental EIR concluded that no new impacts from noise generated during construction or operations would occur as a result of the 10-year extension.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The primary noise source in the vicinity of the Project Site remains traffic on surrounding streets with the Ventura Freeway, located immediately south of the Project Site, generating the most noise.

The Supplemental EIR analyzed a period of 10-years from 2017 through 2027, which included the 3-year extension from 2024 through 2027 proposed in this Addendum. The daily traffic volumes for cumulative growth through 2035 would not be substantially increased and the Burbank Studios Master Plan contribution of traffic to the growth in traffic would not change. Therefore, the Project contribution to traffic noise would remain unchanged from the analysis in the Supplemental EIR, which determined that noise level increases resulting from the Master Plan would not exceed 1.0 A-weighted decibel (dB(A)).

Regarding stationary noise sources, this Addendum includes a temporal change only, extending the term of the Development Agreement from 2024 through 2027, and there are no changes to the land uses or conceptual site design of the Burbank Studios Master Plan proposed. Therefore, on-site activities would continue to primarily occur during daytime hours when nearby residents are likely to be either awake or at work, and most of the noise generated by these activities would be within enclosed buildings such that the activities would not significantly affect nearby sensitive uses. Also, since the preparation of the Supplemental EIR, no new sensitive receptors have

been added to the immediate surroundings of the Burbank Studios Master Plan site. As such, no new impacts from noise generated during construction or operations would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development that generate noise would occur as a result of the proposed 3-year extension of the term of the Development Agreement. Therefore, noise levels generated by stationary sources such as mechanical equipment and film production on site would be substantially the same as the noise levels estimated in the Supplemental EIR. The Updated Traffic Report included in the Supplemental EIR assessed the potential for impacts associated with extension of the term of the 10-year Development Agreement. The Updated Traffic Report determined that the traffic generation and the Project contribution to cumulative traffic impacts would be substantially the same through 2035. As the 3-year extension from 2024 through 2027 was included in the Update Traffic Report, the 3-year extension would not result in additional cumulative impacts not included in the Supplemental EIR, Therefore, no new or more substantial traffic noise- impacts would occur as a result of extending the term of the Development Agreement. The extension of the term of the Development Agreement for a period of 3-years does not constitute a major change in the Project that would necessitate major revisions of the EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

The Updated Traffic Report prepared for the Supplemental EIR included the proposed 3-year extension of the Development Agreement. The Updated Traffic Report assessed the potential for impacts associated with the 10-year extension of the term of the Development Agreement from 2017 through 2027. The Updated Traffic Report determined that the Project traffic volume and impacts and the Project's contribution to cumulative traffic impacts on the local roadways would be substantially the same through 2035. Therefore, no new or more substantial traffic impacts would occur as a result of extending the term of the Development Agreement from 2024 through 2027. In addition, no additional sensitive receptors have been added to the surrounding land uses that would be affected by noise from stationary sources on the Project Site. No substantial changes in

circumstances under which the Project is undertaken will occur that will require major revisions of the EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information has been found that would change the analysis and conclusions for noise impacts. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Developments would occur. Therefore, noise resulting from stationary sources such as mechanical equipment and film production on-site would not be different than the noise levels estimated in the Supplemental EIR. The Updated Traffic Report assessed the potential for impacts associated with the 10-year extension of the term of the Development Agreement from 2017 through 2027. The Updated Traffic Report prepared for the Supplemental EIR included the proposed 3-year extension of the Development Agreement. The Updated Traffic Report determined that the Project's noise-generating traffic impacts and the Project's contribution to cumulative noise-generating traffic impacts would be substantially the same. Therefore, the Project contribution to traffic noise would not be increased when compared with the traffic noise identified in the Final EIR and Supplemental EIR.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no substantial new information has been identified. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development would occur. Therefore, noise resulting from stationary sources such as mechanical equipment and film production on site would be substantially the same as the noise levels estimated in the Supplemental EIR. Also, the traffic noise impacts and the Project contribution to cumulative traffic noise impacts from the 3-year extension would be substantially the same. Therefore, the Project contribution to traffic noise would not be increased when compared with the traffic noise identified in the Supplemental EIR. No significant effects previously examined will be substantially more severe than as shown in the Final EIR and Supplemental EIR as a result of extending the term of the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the

mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development would occur. The Supplemental EIR incorporated all relevant information to extend the development timeframe from 2024 through 2027. Noise resulting from stationary sources such as mechanical equipment and film production on site and the Project's contribution to noise-generating traffic impacts estimated in the Supplemental EIR would be substantially the same through 2035. No new or more substantial traffic generation or impacts would occur as a result of a 3-year time extension to the term of the Development Agreement. Therefore, the Project contribution to traffic noise would not be increased when compared with the traffic noise identified in the Supplemental EIR, and mitigation required for the Burbank Studios Master Plan Project would reduce all impacts to less than significant levels. Circumstances have not changed (i.e., no new sensitive receptors have been added to the immediate area) warranting new mitigation, and analysis of additional alternatives is also not necessary.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information to allow for an extension of the term of the Development Agreement through 2027. Noise resulting from stationary sources such as mechanical equipment and film production on site would be substantially the same from 2024 through 2027 as the noise levels estimated in the Supplemental EIR. The Updated Traffic Report assessed the potential for impacts associated with the 10-year extension of the term of the Development Agreement from 2017 through 2027. The Updated Traffic Report determined that the Project traffic impacts and the Project contribution to cumulative traffic noise impacts would be substantially the same. Therefore, the Project contribution to traffic noise during the 3-year extension would not be increased when compared with the traffic noise identified in the Supplemental EIR, and mitigation required for the Burbank Studios Master Plan Project would reduce all impacts to less than significant levels. No new mitigation is required, and additional analysis of alternatives is also not necessary.

3.6 PUBLIC SERVICES AND UTILITIES

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for a period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027), which were previously analyzed in the certified 2013 Supplemental EIR.

3.6.1 Domestic Water

Summary of Analysis in the Supplemental EIR

Water Supply

In Burbank, water is supplied by the Burbank Water and Power (BWP) Water Division. BWP provides potable water and recycled water to customers within the City. BWP's potable water is supplied by a combination of MWD imported water from the State Water Project and the Colorado River supplies and groundwater from local wells. The groundwater is treated for the removal of Volatile Organic Compounds (VOCs) at the Burbank Operable Unit (BOU) prior to entering the distribution system. Recycled water is produced at the Burbank Water Reclamation Plant (BWRP), operated by the Burbank Public Works Department, and is delivered via an independent distribution system. As noted in the Supplemental EIR, the BWP 2010 UWMP concludes that there will be sufficient water supplies to meet demand through 2035 in normal and dry years due to existing contracts with wholesale supplier Metropolitan. The Burbank2035 General Plan addresses full development of the uses allowed by the MDSP, including the Burbank Studios Master Plan. The Burbank2035 General Plan EIR incorporates information from the City's UWMP. The Supplemental EIR determined that no new impacts would occur and all feasible mitigation measures available have been incorporated.

Water Demand

The Supplemental EIR analyzed water demand impacts associated with the 10-year extension of the Burbank Studios Master Plan. The Supplemental EIR did not include changes to the amount or type of allowed land uses or any other aspects of the approved Plan. The Supplemental EIR determined that using the wastewater generation factors provided in the City of Los Angeles CEQA Guidelines, the development would yield

approximately 210,000 gpd of wastewater for office space,⁶ which equates to approximately 262,500 gallons per day (gpd) or 289-acre feet per year (AFY) of water use. In addition, at the time of the Supplemental EIR the City had prepared a 2010 Recycled Water Master Plan (RWMP) that would expand the recycled water system and further reduce the quantity of potable water required by future development in the area. Therefore, the Supplemental EIR found that actual water demands would be less than originally estimated in the Final EIR.

The BWP 2010 UWMP describes and evaluates sources of water supply, projected water needs, conservation, implementation strategy, and schedule. In developing water demand estimates, the UWMP utilizes past usage figures along with future approved and estimated development. Since the Burbank Studios Master Plan had already been approved, water demand estimates for the development were included in the BWP 2010 UWMP, and sufficient demand exists within the City to meet demands through 2035. The Supplemental EIR determined that the 10-year extension would not increase water demand estimates contained in the Final EIR and the UWMP (which includes the Burbank Studios Master Plan) determined that sufficient supplies exist to accommodate projected demand, and no new or substantially greater impacts would occur.

While the Final EIR estimated that the water demand for both fully developed MDSP would be 3,822 AFY, the Supplemental EIR found that due to increased water conservation standards and more efficient fixtures, future build-out of the Burbank Studios Master Plan through 2027 would result in reduced water demands than estimated, and the impacts would therefore be less than previously considered.

Supply Infrastructure

The Supplemental EIR found that the water distribution systems upgrades required to meet potable water demand and fire flow requirements identified in the Final EIR are still applicable to the development under the Burbank Studios Master Plan during the 10-year extension.

The Supplemental EIR found that the on-site improvements and implementation of mitigation measures identified in the Final EIR for the MDSP were still applicable and, therefore, development of the Burbank Studios Master Plan would not cause new or increased severity of previously identified significant impacts to the water system. As described above, the Supplemental EIR found that no increase in the quantity of water demand would occur with the proposed 10-year extension of the term of the Development Agreement from 2017 through 2027 and no changes to the amount or type of allowed land uses or any other aspects of the approved Planned

⁶ City of Los Angeles 2006 CEQA Guidelines applies a factor of 150 gpd per 1000 gross square feet of office space. (1,400,000 gr. sq. ft./1000 gr. Sq. ft. X 150 gpd = 210,000 gpd)

Development were proposed. Therefore, the Supplemental EIR found that no new or substantially greater impacts would occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

Water Supply

In Burbank, water is supplied by the Burbank Water and Power (BWP) Water Division. BWP provides potable water and recycled water to customers within the City. BWP's potable water is supplied by a combination of MWD imported water from the State Water Project and the Colorado River supplies and groundwater from local wells. The groundwater is treated for the removal of Volatile Organic Compounds (VOCs) at the Burbank Operable Unit (BOU) prior to entering the distribution system. Recycled water is produced at the Burbank Water Reclamation Plant (BWRP), operated by the Burbank Public Works Department, and is delivered via an independent distribution system.

The Supplemental EIR analyzed a period of 10-years from 2017 through 2027, which included the 3-year extension from 2024 through 2027 proposed in this Addendum. The Supplemental EIR concluded that there will be sufficient water supplies to meet demand through 2035 in normal and dry years due to existing contracts with wholesale supplier Metropolitan. The Burbank2035 General Plan addresses full development of the uses allowed by the MDSP, including the Burbank Studios Master Plan. The Burbank2035 General Plan EIR incorporates information from the City's UWMP. No new impacts would occur and no feasible mitigation measures are available that have not been incorporated.

Water Demand

The Supplemental EIR analyzed a period of 10-years from 2017 through 2027, which included the 3-year extension from 2024 through 2027 proposed in this Addendum.

¹The Supplemental EIR did not include changes to the amount or type of allowed land uses or any other aspects of the approved Plan. The Supplemental EIR found that through more current water conservation standards and more efficient fixtures, etc. future build-out of the Burbank Studios through 2027 would have reduced water demands and impacts would be less than previously considered. As the 3-year extension, from 2024 through 2017, was included in the Supplemental EIR, no additional impacts would occur.

Water Supply Infrastructure

The on-site improvements and implementation of mitigation measures identified in the Supplemental EIR for the MDSP are still applicable and, therefore, development of the Burbank Studios Master Plan would not cause new or increased severity of previously identified significant impacts to the water system. As described above, no increase in the quantity of water demand would occur with the proposed extension of the term of the Development Agreement by 3 years and no changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development are proposed. Therefore, no new or substantially greater impacts would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Developments are proposed. Therefore, water demand estimates and water supply infrastructure needs will not be greater than estimated in the Supplemental EIR. The 3-year extension of the term of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

As the Supplemental EIR projected that adequate supply will be available, no new circumstance regarding water supplies would cause a significant impact to occur. In addition, water distribution system upgrades identified in the Supplemental EIR would be adequate to accommodate the 3-year time extension as no changes to the size or type of land uses is proposed. No substantial changes in circumstances under which implementation of the Burbank Studios Master Plan is undertaken will occur that will require major revisions of the EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified that would change the analysis and conclusions contained within the EIR. Water supply estimates contained in the City's UWMP include the water demand of the Burbank Studios Master Plan. As adequate supply is projected to be available, no new circumstance regarding water supplies have been identified that would cause a significant impact to occur. In addition, water distribution system upgrades identified in the Supplemental EIR would be adequate to accommodate the proposed Project as no changes to the amounts or types of land uses is proposed. No new significant effects will occur from extension of the term of the Development Agreement by 3 years.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

Water supply estimates contained in the City's UWMP include the water demand for future development under the Burbank Studios Master Plan. As adequate supply is projected to be available, no new information regarding water supplies has been identified that would cause a significant impact to occur. In addition, water distribution system upgrades identified in the Supplemental EIR would be adequate to accommodate the 3-year extension as no changes to the amounts or types of land uses are proposed. No substantially more significant effects will occur from extension of the term of the Development Agreement by 3 years.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The water facilities improvements and implementation of mitigation measures identified in the Supplemental EIR for the Burbank Studios Master Plan and the MDSP are still applicable and, therefore, development of the Burbank Studios Master Plan would not cause significant impacts related to water supply or to the water system. As provided, the City will recover costs for water supply and storage improvements through a connection fee and

the Applicant will construct necessary water supply pipeline improvements necessary to ensure adequate capacity. All mitigation remains feasible, and analysis of another alternative is not necessary.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the Supplemental EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The on-site improvements and implementation of mitigation measures identified in the Supplemental EIR for the Burbank Studios Master Plan and the MDSP would have been required by the City for the Burbank Studios Master Plan improvements that have been completed to date and are still applicable for the complete build-out. Therefore, development in accordance with the Burbank Studios Master Plan would not cause significant impacts related to water supply or to the water system. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.6.2 Wastewater

Summary of Analysis in the Supplemental EIR

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027. The Supplemental EIR did not include changes to the amount or type of allowed land uses, or any other aspects of the approved Planned Development for the Burbank Studios. The Supplemental EIR did not include changes to the amount or type of allowed land uses in the Burbank Studios Master Plan and concluded that no increase in wastewater generation would occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. The 3-year extension would not include changes to the amount or type of allowed land uses, or any other aspects of the approved Planned Development for the Burbank Studios. Considering the time extension

would not change the amount or type of allowed land uses in the Burbank Studios Master Plan no increase in wastewater generation would occur.

The Supplemental EIR included the 3-year time extension period from 2024 through 2027 also identified wastewater distribution systems upgrades that would be required to meet needed capacity and that upgraded wastewater infrastructure would provide adequate wastewater service. In addition, mitigation measures requiring off-site improvements to the pipeline in Alameda Street are still applicable. In addition, payment of monthly Sanitary Service Charge (Burbank Municipal Code Title 8, Chapter 1 Section 703) and the Facilities Service Charge (BMC Title 8, Chapter 1, Section 802) would continue to mitigate capacity impacts of future development under the Burbank Studios Master Plan.

Analysis based upon State CEQA Guidelines Sections 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

Wastewater generation may be reduced with improved conservation standards and sewer service and facilities fees would continue to provide mitigation, as identified in the Supplemental EIR, to reduce impacts to less than significant. The Supplemental EIR determined that with on-site improvements and implementation of mitigation measures, development of the Burbank Studios Master Plan would not cause significant impacts to the City's wastewater system. As described above, no increase in the quantity of wastewater would occur with the proposed extension of the term of the Development Agreement by 3 years and no changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development would occur. Therefore, no increase in severity of impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the Supplemental EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

The Supplemental EIR concluded that sufficient capacity exists within the City's wastewater system to accommodate future development. In addition, wastewater distribution system upgrades identified in the Supplemental EIR would be adequate to accommodate the 3-year extension as no changes to the size or type of land uses is proposed. No substantial changes in circumstances under which the Burbank Studios Master Plan

would be implemented that will require major revisions of the EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR concluded that sufficient capacity exists within the City's wastewater system to accommodate future development. In addition, wastewater distribution system upgrades identified in the Supplemental EIR would be adequate to accommodate the proposed Project as no changes to the amounts or types of land uses are proposed. No new significant effects will occur from extension of the term of the Development Agreement by 3 years.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR concluded that sufficient capacity exists within the City's wastewater system to accommodate future development. Necessary upgrades for the existing improvements under the Burbank Studios Master Plan would have been required as conditions of the development. In addition, wastewater distribution system upgrades identified in the Supplemental EIR for the remainder of the Burbank Studios Master Plan development would be adequate to accommodate the 3-year extension as no changes to the amounts or types of land uses are proposed. No substantially more significant effects will occur from extension of the term of the Development Agreement by 3 years.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified that would change the analysis and conclusions contained within the EIR. Mitigation measures requiring off-site improvements to adequately upgrade the existing wastewater system

are still applicable and payment of sewer connection fees as mitigation, as identified in the Supplemental EIR, is still required. All mitigation remains feasible, and analysis of another alternative is not necessary.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared that would change the analysis or conclusions contained within the EIR. Mitigation measures requiring off-site improvements to adequately upgrade the existing wastewater system are still applicable and payment of sewer connection fees as mitigation, as identified in the Supplemental EIR, are still required. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.6.3 Drainage

Summary of Analysis in the Supplemental EIR

The Burbank Studios Master Plan will include reconstruction of portions of the existing on-site storm drainage systems to accommodate the proposed building program. Some existing on-site storm drain facilities will require reconfiguration or modification to allow for the siting of buildings. New on-site storm drain facilities will also need to be constructed to insure proper drainage from the non-building areas.

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027. The Supplemental EIR provided that the improvements of the storm drain system to accommodate runoff volume and implementation of mitigation measures to control water quality would ensure impacts regarding drainage would be less than significant. Many of the mitigation measures listed in the EIR are now required by law as explained below.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. The Burbank Studios Master Plan allows for the development of new buildings and parking areas by demolishing existing structures and reconstructing existing paved surface parking areas. As noted in the Supplemental EIR, the type of development will not significantly change the current imperviousness of the Project Site area and will therefore not significantly alter the amount of storm-water run-off generated from the site. A time extension from 2024 to 2027 would not result in changes to runoff that were not previously analyzed in the Supplemental EIR.

As no changes to the amount or type of allowed land uses or any other aspects of the approved Burbank Studios Master Plan would occur, no additional construction or long-term operations of the facility would result in greater impacts to the storm drain capacity or stormwater quality are anticipated. Therefore, no new or more substantial impacts would occur as a result of extending the term of the Development Agreement by 3 years.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The Project would extend the term of the Development Agreement by 3 years, from 2024 through 2027 which was previously analyzed in the Supplemental EIR. The Supplemental EIR determined that the anticipated total storm water runoff from the Project Site with development under the NBC Studios Master Plan does not represent a significant increase from the runoff currently being handled by the City of Burbank storm drain facilities and a time extension would not increase the expected runoff volumes or decrease water quality. No changes to the amount or type of allowed land uses or any other aspects of the approved Master Plan would occur and no additional construction or potential greater impacts to stormwater are anticipated. Regulations and permitting standards have increased and recent comprehensive long-term planning (e.g., storm water management plan and Burbank2035 General Plan) has been completed, which would further ensure mitigation of drainage impacts. The extension of the term of the Development Agreement by 3 years does not constitute a major change in the Project that would necessitate major revisions to the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

Compliance with the NPDES permit and preparation of a SWPPP as required in the Supplemental EIR to avoid drainage impacts during construction will continue to be required during Master Plan build-out during the 3-year extension. The Burbank Studios Master Plan identified drainage upgrades required to accommodate development under the Burbank Studios Master Plan. The Supplemental EIR determined that implementation of the storm drain improvements would provide sufficient drainage for development under the Burbank Studios Master Plan. No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Supplemental EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified that would change the analysis and conclusions. Compliance with the NPDES permit and compliance with a SWPPP and SUSMP will continue to be required during Burbank Studios Master Plan build-out during the 3-year extension. The Supplemental EIR determined that development under the Burbank Studios Master Plan would provide storm drain capacity improvement and design features to improve surface water runoff from the Project Site, which would prevent new significant effects from a time extension of the term of the Development Agreement by 3 years.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified that would change the analysis and conclusions contained within the EIR. Compliance with the NPDES permit requiring a SWPPP and SUSMP and storm drain improvements required in the EIR would avoid drainage impacts during construction and operations will continue to be required during

the Burbank Studios Master Plan build-out during the 3-year extension. The Supplemental EIR determined that implementation of the Burbank Studios Master Plan would provide sufficient drainage and water quality features. No substantially more significant effects will occur from extension of the term of the Development Agreement by 3 years.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified that would change the analysis and conclusions. Necessary drainage upgrades required to accommodate development of the Burbank Studios Master Plan were identified to accommodate any increases in surface runoff as a result of increased development under the Burbank Studios Master Plan. There are no mitigation measures or alternatives that were previously rejected that should now be required to further reduce impacts of the Project. All mitigation remains feasible, and analysis of another alternative is not necessary.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified that would change the analysis or conclusions contained within the EIR. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.6.4 Electrical Service

Summary of Analysis in the Supplemental EIR

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027. As noted in the Supplemental EIR, improvements to the electrical distribution systems were identified in the Final EIR and incorporated as mitigation measures to accommodate the electrical demand of implementation of the Burbank Studios Master Plan. The Supplemental EIR concluded that no increase in electrical demand would occur with the extension of the term of the Development Agreement for a period of 10 years and would likely decrease, based on improved efficiency standards. Therefore, the Supplemental EIR concluded that electrical system improvements and mitigation measures identified in the Final EIR would adequately upgrade electrical systems to accommodate electrical demand, and no new or more substantial impacts would occur as result of the 10-year extension.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. As described above, no increase in electrical demand would occur with the extension of the term of the Development Agreement by 3 years and would likely decrease, based on improved efficiency standards. Therefore, electrical system improvements and mitigation measures identified in the Supplemental EIR would adequately upgrade electrical systems to accommodate electrical demand, and no new or more substantial impacts would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The Project would extend the term of the Development Agreement that would implement the Planned Development for the Burbank Studios by 3 years, from 2024 through 2027. Considering the Project would not change the amount or type of allowed land uses in the Burbank Studios Master Plan no increase in electrical demand compared to what was analyzed in the Supplemental EIR would occur. The extension of the term of the

Development Agreement by 3 years does not constitute a major change in the Project that would necessitate major revisions of the EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

Development within the Master Plan would be required to comply with current conservation measures, which would reduce electrical demand as compared to the estimates contained in the EIR. No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared that would change the analysis and conclusions. The Project would extend the term of the Development Agreement that implements the Planned Development for the Burbank Studios Master Plan by 3 years, from 2024 through 2027. Considering the Project would not change the amount or type of allowed land uses in the Burbank Studios Master Plan no increase in electrical demand would occur. No new significant effects will occur from extension of the term of the Development Agreement by 3 years.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared that would change the analysis and conclusions. The Project would extend the term of the Development Agreement that implements the Planned Development for the Burbank Studios Master Plan by 3 years, from 2024 through 2027. Considering the proposed Project would not change

the amount or type of allowed land uses in the Master Plan no increase in electrical demand would occur. No substantially more significant effects will occur from extension of the term of the Development Agreement by 3 years.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared that would change the analysis and conclusions. Improvements to the electrical distribution systems were identified in the EIR and incorporated as mitigation measures to accommodate the electrical demand of the Burbank Studios Master Plan. No increase in electrical demand would occur with the proposed expansion of the term of the Development Agreement, therefore, electrical system improvements and mitigation measures identified in the Final EIR would adequately upgrade electrical systems to accommodate electrical demand. No mitigation measures were rejected, and no additional mitigation measures would now be necessary to reduce the less than significant impacts of the development to extend the term. All mitigation remains feasible, and analysis of another alternative is not necessary.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared that would change the analysis or conclusions contained within the EIR. Improvements to the electrical distribution systems identified in the EIR were incorporated as mitigation measures to accommodate the electrical demand of the Burbank Studios Master Plan. No increase in electrical demand would occur as a result of the extension of the term of the Development Agreement by 3 years. The electrical system improvements and mitigation measures identified in the Supplemental EIR would adequately upgrade electrical systems to accommodate electrical demand. No new or previously rejected mitigation

measures or feasible alternatives have been identified that would further reduce impacts of the Burbank Studios Master Plan during the 3-year extension from 2024 through 2027.

3.6.5 Natural Gas

Summary of Analysis in the Supplemental EIR

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027. The Supplemental EIR did not include changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development. The Supplemental EIR identified natural gas sources, the natural gas demand for the Burbank Studios Master Plan, and the pipeline upgrades needed to supply the development. As noted in the Supplemental EIR, improvements to the natural gas distribution systems are incorporated as mitigation measures to accommodate the natural gas demand of the Burbank Studios Master Plan development. The Supplemental EIR concluded that no increase in natural gas demand would occur with the proposed 10-year extension of the term of the Development Agreement. Therefore, the Supplemental EIR concluded that implementation of natural gas system improvements identified in the Final EIR is adequate to accommodate natural gas demand, and no new or more substantial impacts would occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Developments would occur as a result of the 3-year time extension. Therefore, no increase in natural gas demand would occur with the proposed 3-year expansion of the term of the Development Agreement and no new or more substantial impacts would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The Project would extend the term of the Development Agreement that implements the Planned Development for 3 years, from 2024 through 2027. The 3-year extension would not change the amount or type of allowed land uses in the Burbank Studios Master Plan and no increase in natural demand would occur beyond the amount previously considered. The 3-year extension of the term of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur as a result of the time extension.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

Development within the Burbank Studios Master Plan would be required to comply with current conservation measures.. No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR was comprehensive in its consideration of all aspects of natural gas impacts. The EIR identified the increase in natural gas demand as a result of build-out under the Burbank Studios Master Plan and identified the existing source for natural gas to meet the demand without compromising other natural gas users, and incorporated all pipeline improvements that would be necessary. No new information suggests that there is a potential for additional impacts beyond those previously considered. No new significant effects will occur from extension of the term of the Development Agreement of 3 years.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information demand factors and source of supply of natural gas, and improvements needed. The time extension of 3 years to the terms of the Development Agreement would not

change the amount or type of allowed land uses and no increase in natural gas demand would occur. No substantially more severe significant effects will occur from extension of the term of the Development Agreement.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

As noted in the Supplemental EIR, improvements to the natural gas distribution systems, and energy efficiency requirements were identified in the Final EIR and incorporated as mitigation measures to accommodate the natural gas demand of the Burbank Studios Master Plan. No increase in natural gas demand would occur as a result of the 3-year time extension of the term of the Development Agreement. Implementation of natural gas system improvements identified in the Supplemental EIR would remain adequate to accommodate natural gas demand for future development under the Burbank Studios Master Plan. All measures would be required within the Building Permit process per the Building Code. No mitigation measures previously deemed infeasible would now be feasible. Similarly, no environmentally superior Project alternatives that would meet the project objectives and reduce the natural gas demand or required improvements are now known or were previously declined. Impacts identified in the Supplemental EIR are less than significant and remain less than significant with the time extension.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information has been identified that would change the analysis or conclusions. As noted in the Supplemental EIR, improvements to the natural gas distribution systems were identified in the Final EIR and incorporated as mitigation measures to accommodate the natural gas demand of the Burbank Studios Master Plan. No increase in natural gas demand would occur with the proposed 3-year extension of the term of the Development Agreement. Similarly, no environmentally superior Project alternatives are recommended that would meet the project objectives and reduce the natural gas demand or required improvements are now known or were previously declined.

3.6.6 Public Schools

Summary of Analysis in the Supplemental EIR

The City of Burbank's Burbank2035 General Plan FEIR assumes the Burbank Studios Project Site will be built as allowed by the Burbank Studios Master Plan. An increase in population resulting from implementation of Burbank2035 General Plan may place higher demands on education facilities due to the projected increase of 559 new households. According to Burbank2035, new development in the City of Burbank would primarily consist of multi-family residential units or mixed-use projects and would be expected to have lower generation rates for school children. Public Schools in the area of the project are within the Burbank Unified School District (BUSD). The Supplemental EIR provides an analysis of the anticipated student generation as a result of news households in the area from increased employment opportunities.

As noted in the Supplemental EIR, the City of Burbank requires a development impact fee that would be paid at the time the Burbank Studios Master plan components or housing units are completed. The fees would be applied toward the school district facilities to accommodate any increases in student population that may occur as a result of any increase in households within the BUSD service areas. Using the Burbank2035 General Plan projections, current student generation rates, and compliance with the Municipal Code to collect fees, the Burbank Studios Master Plan implementation between 2017 and 2027 the Supplemental EIR concluded that the 10-year extension of the Development Agreement would not result in new or increase in severity of previously identified impacts to schools.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027.

During the 3-year extension, development impact fees would continue to be paid at the time the Burbank Studios Master Plan components are completed. The fees would be applied toward the school district facilities to accommodate any increases in student population that may occur as a result of any increase in households within the BUSD service areas. Therefore the 3-year extension of the Development Agreement would not result in new or increase in severity of previously identified impacts to schools.

Analysis based upon State CEQA Guidelines Section 15162:

- (3) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. Therefore, the 3-year extension of the term of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur as a result of the extension of the term of the Development Agreement for a period 3 years, from 2024 through 2027.

- (4) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

Development within the Burbank Studios Master Plan would be required to comply with current development impact mitigation fee that provide for public services including school fees, which would cover a facility's needs for any expected increase in students. No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Supplemental EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR was comprehensive in its consideration of all public school impacts. The Supplemental EIR identified the increase in students as a result of build-out under the Burbank Studios Master Plan and identified the existing school capacity and increased demand for school capacity. No new information suggests that there is a potential for additional impacts beyond those previously considered. Therefore, no new significant effects will occur from extension of the term of the Development Agreement by 3 years.

- (3B) No new information of substantial importance that was now known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information and student generation factors based on the new employment opportunities of Burbank Studios Master Plan. The time extension to the terms of the Development Agreement would not change the amount of expected employees, but using updated BUSD rates, the student generation factors are less than previously estimated. The Supplemental EIR accurately determined that development fees would mitigate impacts to the BUSD capacity and that the fees in effect at the time a building permit is issued for each individual building project under the Burbank Studios Master Plan would be paid as a condition of getting a permit. These determinations would not change with the time extension. No substantially more severe significant effects will occur from extension of the term of the Development Agreement by 3 years.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

All measures to accommodate increase in students would be required within the building permit process per the Building Code, and the project proponent has not declined to adopt the identified mitigation measures. No mitigation measures previously deemed infeasible would now be feasible. Similarly, no environmentally superior Project alternatives that would meet the project objectives and reduce the demand for BUSD capacity or required improvements are now known or were previously declined. Impacts identified in the Supplemental EIR are less than significant and remain less than significant with the time extension of 3 years.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified that would change the analysis or conclusions. No increase in student demand would occur with the proposed expansion of the term of the Development Agreement of 3 years. Therefore, implementation of mitigation identified in the Supplemental EIR is adequate to accommodate under the time extension. Similarly, no environmentally superior Project alternatives are recommended that would meet the project objectives and reduce the school demand or required improvements are now known or were previously declined.

3.7 GREENHOUSE GAS EMISSIONS

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027), which were previously analyzed in the certified 2013 Supplemental EIR.

The Supplemental EIR did not include changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development. The Supplemental EIR concluded that aspects of the Project that would generate air emissions, including GHG emissions, would not change as a result of the 10-year time extension; in fact, emissions factors for the same activities would decrease since the regulatory standards and technology controls have improved since the Final EIR was certified in 1997. Since there was not full buildout of the Burbank Studios Master Plan during the original 1997-2017 term of the Development Agreement, there were still emissions expected during the 2017-2027 10-year extension which were fully analyzed in the Supplemental EIR.

Construction Emissions

Construction activities can alter the carbon cycle in many ways. Construction equipment typically utilizes fossil fuels, which generates GHGs such as carbon dioxide, methane, and nitrous oxide. Methane may also be emitted during the fueling of heavy equipment. The raw materials used to construct new buildings can sequester carbon. However, demolition of structures can result in the gradual release of the carbon stored in waste building materials into the atmosphere as those materials decompose in landfills. Since the exact nature of the origin or make-up of the construction materials is unknown, construction-related emissions are typically based on the operation of vehicles and equipment during construction.

As noted in the Supplemental EIR, construction emissions are temporary during the construction emissions would not conflict with CARB's GHG emissions reduction targets. Therefore, the Supplemental EIR concluded that the project's construction GHG emissions during the 10-year extension would be less than significant, which covers the 3-year extension being request by proponents.

Operational Emissions

As noted in the Supplemental EIR, implementation of the project during the 10-year extension would contribute to GHG emissions from mobile sources as a result of traffic increases as well as emissions from the generation of energy that is consumed off-site in order to service the project (such as at utility providers associated with the project's energy demands). The Supplemental EIR concluded that GHG emissions would have occurred at a likely higher rate under the original timeframe for construction in the Final EIR during the 10-year extension (through 2027). Therefore, no new significant impacts would occur as a result of the 310-year extension (through 2027).

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

Construction Emissions

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. The 3-year extension of the Development Agreement would not result in greater construction activities and associated emissions than what were analyzed in the Supplemental EIR. Therefore, construction GHG emissions during the 3-year time extension would remain less than significant.

Operational Emissions

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. As noted in the Supplemental EIR, implementation of the project during the 3-year extension would contribute to GHG emissions from mobile sources as a result of traffic increases as well as emissions from the generation of energy that is consumed off-site in order to service the project (such as at utility providers associated with the project's energy demands). In 2022, the City adopted a Greenhouse Gas Reduction Plan (GGRP) (also referred to as the Climate Action Plan) which was designed to implement the City's General Plan and comply with recent revisions to CEQA Guidelines. Many of the strategies included in the GGRP document focuses on building and protecting neighborhoods in Burbank through responsible development, bike and pedestrian facility improvements, energy-efficient construction and retrofits, better air quality, lower energy and water bills through conservation. The Supplemental EIR did not analyze GHGs as GHGs were not identified as air pollutants under the Federal CAA or the CCAA at such time. However, as the 3-year extension was analyzed in the Supplemental EIR, and the 3 year extension would not change the amount or type of allowed land uses in the

Burbank Studios Master Plan, no increase in operational emissions would occur beyond the amount previously considered. The Burbank Studios Master Plan would be consistent with the City's 2022 GGRP as it applies to all future development. Therefore, operational GHG emissions during the 3-year time extension would remain less than significant.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The extension of the Development Agreement for 3 years, from 2024 through 2027, does not introduce any substantial changes to the previously approved Planned Development, including the types and quantity of allowed land uses. The Supplemental EIR did not analyze GHG because analysis of GHG and associated global climate change impacts was not required under CEQA or identified as components of an EIR at that time and were not classified as air pollutants under federal or state regulations. Subsequent analysis now identifies GHG emissions will result from the Project's implementation through 2027. However, the impact from GHG emissions remains less than significant due to improved technology and regulatory standards. Consequently, this extension does not necessitate revisions of the Supplemental EIR's analysis, and there is no substantial increase in GHG emissions as a result of the 3-year extension.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

The Project would extend the term of the Development Agreement that allows the Studios to implement the Planned Development for the Burbank Studios Master Plan by 3 years, from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development are proposed. Due to project design features and more stringent regulations and improved technologies, and because construction would extend to 2027 rather than completed by 2017, extension of the term of the Development Agreements by 3 years would not result in substantially greater impacts on GHG emissions. Therefore, no substantial changes in circumstances under which the Project is undertaken have occurred that will require major revisions of the Supplemental EIR, and no increase in the severity of impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Project would extend the term of the Development Agreement that implements the Planned Development for the Burbank Studios Master Plan by 3 years, from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development is proposed. The Supplemental EIR did not analyze climate change because analysis of GHG and associated global climate change impacts was not recommended in the Final EIR. In addition, GHGs were not identified as air pollutants under the Federal CAA or the CCAA at such time. The above analysis identifies GHG emissions that would occur from implementation of the Project through 2027. Due to project design features and more stringent regulations and improved technologies extension of the term of the Development Agreement would not result in substantially greater GHG impacts. Further, the GRRP adopted in May 2022 and all feasible measures would apply. Therefore, no new significant effects will occur as a result of extending the terms of the Development Agreement.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

As discussed above, extension of the term of the Development Agreement by 3-years, from 2024 through 2027, would not result in substantially greater GHG impacts.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

As discussed above, extension of the terms of the Development Agreement by 3-years, from 2024 through 2027, would not result in substantially greater GHG impacts. The Burbank Studios Master Plan design features would be incorporated, and no new mitigation or study of alternatives is required.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the Supplemental EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the

Supplemental EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

As discussed above, extension of the terms of the Development Agreement would not result in substantially greater GHG impacts. Project design features would be incorporated that minimize the generation of GHGs, and no new mitigation or study of alternatives is required.

3.8 EARTH

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7 years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development were proposed and therefore the Supplemental EIR found that the geological impacts associated with the proposed Project would be the same as those analyzed in the Final EIR. Therefore, with adherence to the current building standards, no new significant impacts would occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Project would extend the Development Agreement that implements the Planned Development for the Burbank Studios Master Plan by 3 years from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development are proposed and therefore the geological impacts associated with the proposed Project would be the same as those analyzed in the Supplemental EIR. Therefore, with adherence to the current building standards, no new significant impacts would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The 3-year extension of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. No new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the

time the Supplemental EIR was prepared No substantially more significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.9 PLANT AND ANIMAL LIFE

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR.

The Burbank Studios Master Plan Project site is located in a fully developed urbanized area. No native vegetation exists on the Project Site that would be impacted by additional development or the introduction of non-native plant species. Due to the urbanized nature of the surrounding area, no impacts on the replenishment or diversity of native plant species is anticipated. As a result, it was determined that no impact to wildlife species would occur. The Project does not contain any native habitat and is not near to any areas of native habitat. As a result, the Supplemental EIR concluded that no impacts to wildlife species will occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development are proposed during the 3-year extension. The 3-year extension would simply extend the timeframe to increase development on the property in accordance with the Burbank Studios Master Plan and MDSP. As the Project site is currently developed, it does not contain native habitat or wildlife resources. No new or more substantial impacts would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The 3-year extension of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Supplemental EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. No substantially more significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the Supplemental EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the EIR.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows

that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.10 LIGHT AND GLARE

Summary of Analysis in the Supplemental EIR

The Supplemental EIR analyzed impacts associated with the 10-year extension of the Burbank Studios Master Plan, from 2017 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development will occur. Therefore, future development of the Burbank Studios Master Plan under the Development Agreement will not result in the introduction of new sources of light on the Burbank Studios Project Site and will be subject to the Media District Specific Plan standards for lighting design, which mitigates light and glare impacts. Compliance with these standards will be verified during the review of the design of the individual building projects during the building permit plans check for specific improvements as allowed under the Burbank Studios Master Plan. The Supplemental EIR found that no significant impacts are anticipated between 2017 and 2027. Therefore, no significant impacts are anticipated for the extension of the term of the Development Agreement from 2024 to 2027.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The 3-year extension of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Final EIR and Supplemental EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Final EIR and Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Final EIR and Supplemental EIR were prepared. No new significant effects will occur as a result of extending the Development Agreement for a period of 3 years from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Final EIR and Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Final EIR and Supplemental EIR were prepared. No substantially more significant effects will occur as a result of extending the term of the Development Agreement through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the

time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.11 NATURAL RESOURCES

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR.

Construction and operation of the Burbank Studios Master Plan will result in an incremental increase in the rate of use of fossil fuels. As noted in the Supplemental EIR, energy conservation measures will be incorporated to minimize energy usage to the extent feasible and the rate of use of energy will be consistent with that of other similar uses. For this reason, the Supplemental EIR found that impacts of the 10-year extension of the Development Agreement on natural resources is considered less than significant. The new buildings planned will contain similar uses to those currently existing on the studio properties. No significant impacts were anticipated with the extension through 2027.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The 3-year extension will allow the construction of the Burbank Studios Master Plan to occur from 2024 through 2027, while operations will remain unchanged from those considered in the Supplemental EIR. The incremental increase in the rate of fossil fuels consumption will occur later than previously planned. The development will require energy conservation measures to minimize energy usage to the extent feasible and the rate of use of energy will be consistent with that of other similar uses. However, with increased technology and efficiency of equipment and standards for more efficient uses, as noted in the Supplemental EIR, the impact of the Burbank Studios Master Plan project on natural resources is considered less than significant and likely less than previously considered in the Supplemental EIR. No new significant impacts are anticipated for the 3-year extension of term given the land use and advantages of improved technology.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The 3-year extension of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Supplemental EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. No new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

(3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. No substantially more significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

(3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the

time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.12 RISK OF UPSET

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR. The Supplemental EIR did not include changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development. As noted in the Supplemental EIR, Hazardous Materials Business Plans would continue to be maintained on file with the City of Burbank Fire Department during the 10-year extension. Therefore, the Supplemental EIR concluded that no new or more substantial impacts would occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development are proposed and Hazardous Materials Business Plans will continue to be maintained on file with the City of Burbank Fire Department during the 3-year extension. Therefore, no new or more substantial impacts would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The 3-year extension of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Supplemental EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. No new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. No substantially more significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible

and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.13 POPULATION AND HOUSING

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7 years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development were proposed. Therefore, the Supplemental EIR found that the proposed 10-year extension of the Development Agreement would not result in a change in the population/employment/housing generation as compared to the estimates contained within the Final EIR. In addition, the Supplemental EIR noted that the Burbank 2035 General Plan includes the MDSP and the Burbank Studios Master Plan in its population, jobs, and housing forecasts. Therefore, the Supplemental EIR concluded that no new or more substantial impacts would occur from the Project.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development are proposed during the 3 year extension. Therefore, the proposed extension of the Development Agreement would not result in a change in the population/employment/housing generation as compared to the estimates contained within the Supplemental EIR. In addition, the Burbank2035 General Plan includes the MDSP and the Burbank Studios Master Plan in its population, jobs, and housing forecasts. Therefore, no new or more substantial impacts would occur from the Project.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The extension of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

Burbank2035 General Plan includes the MDSP and the Project in its population, jobs, and housing forecasts. No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Supplemental EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. No new significant effects will occur as a result of extending the Development Agreement.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. No substantially more significant effects will occur as a result of extending the Development Agreement.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. All mitigation remains feasible, and analysis of another alternative is not necessary.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the

time the Supplemental EIR was certified. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.14 PUBLIC SERVICES

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7 years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR. The Supplemental EIR did not include increase the uses or intensity of uses at the Project Site beyond the uses previously considered in the Final EIR. As noted in the Supplemental EIR, the development will continue to be subject to the Community Facilities Fee Program for the purpose of ensuring that the current level of service goals of the City as set forth in the "City of Burbank Community Facilities Study" and Burbank2035 General Plan for police, fire and parks and recreation facilities and services are met. The Supplemental EIR concluded that payment of this fee at the time of building permit issuance will continue mitigate the impact of the project to a level considered less than significant.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Project will extend the construction timeframe of the Burbank Studios Master Plan for a period of 3 years but will not increase the uses or intensity of uses at the Project Site beyond the uses previously considered in the Supplemental EIR. The development will continue to be subject to the Community Facilities Fee Program for the purpose of ensuring that the current level of service goals of the City as set forth in the "City of Burbank Community Facilities Study" and Burbank2035 General Plan for police, fire and parks and recreation facilities and services are met. Payment of this fee at the time of building permit issuance will continue mitigate the impact of the project to a level considered less than significant.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The 3-year extension of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

Burbank2035 General Plan includes the MDSP and the Project in its forecasts for police, fire, recreation and other public service needs. No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Supplemental EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. No new significant effects will occur as a result of extending the Development Agreement.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the

time the Supplemental EIR was certified. No substantially more significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. All mitigation remains feasible, and analysis of another alternative is not necessary.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.15 ENERGY

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR.

As part of the Supplemental EIR, the analysis emphasizes that individual buildings developed within the Burbank Studios Master Plan will incorporate relevant energy conservation measures. These structures are projected not to consume more energy than similar projects, ensuring energy efficiency. The incremental increase in energy demand over the estimated 10-year build-out of the Burbank Studios Master Plan (2017-2027) would align with the City of Burbank's electricity capacity and Southern California Gas Company's natural gas capacity. Importantly, additional development on the Project Site was not expected to have significant impacts with identified natural heating or cooling opportunities.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. The development will require energy conservation measures to minimize energy usage to the extent feasible and the rate of use of energy will be consistent with that of other similar uses. However, with increased technology and efficiency of equipment and standards for more efficient uses, the impact of the Burbank Studios Master Plan project on energy is considered less than significant and likely less than previously considered in the Final EIR. No new significant impacts are anticipated.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The extension of the Development Agreement by 3 years, from 2024 to 2027, does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

Burbank2035 General Plan includes the MDSP and the Project in its future planning through 2035. No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the Supplemental EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. No new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. No substantially more significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. All mitigation remains feasible, and analysis of another alternative is not necessary.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.16 UTILITIES – SOLID WASTE

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR.

As noted in the Supplemental EIR, future occupants of the Studios will be required to recycle its waste in accordance with the ordinance for recyclable materials, such as paper; cardboard; CRV; green waste; metal; construction and demolition materials; media; electronic waste; toner cartridges; and batteries. The Supplemental EIR concluded that the quantity of solid waste generated as a result of extending the Development Agreement for 10 years would not increase. In fact, the Supplemental EIR noted that likely that due to adoption of more effective recycling policies, solid waste generation of the Project would be less when compared with waste generation at the time the Final EIR was certified. Therefore, the Supplemental EIR concluded no new or more substantial impacts would occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. Considering that no changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development are proposed as part of the 3-year extension, the quantity of solid waste generated as a result of extending the term of the Development Agreement through 2027 would not increase. In fact, due to adoption of more effective recycling policies, solid waste generation of the Project may be less when compared with waste generation at the time the Supplemental EIR was certified. Therefore, no new or more substantial impacts would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The project involves a 3-year extension of the Development Agreement that implements the Planned Development for the Burbank Studios Master Plan, extending it from 2024 to 2027. No alterations are proposed in terms of the amount or type of allowed land uses or any other aspects of the approved Planned Developments. Consequently, the quantity of solid waste generated during this 3-year extension would not increase.

As previously noted, it is likely that, due to the recycling program and sustainability initiatives that will be required of occupants of the Project Site, solid waste generation would continue to decrease as time progresses and recycling technology and techniques improve. Therefore, the extension of the Development Agreement for 3 years does not constitute a major change in the Project, eliminating the necessity for significant revisions to the Supplemental EIR. There are no indications of new significant effects and no substantial increase in the severity of previously identified significant impacts within the scope of this extension.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

No substantial changes in circumstances under which the Project is undertaken will occur that would necessitate major revisions to the Supplemental EIR due to the emergence of new significant environmental effects or a substantial increase in the severity of previously identified effects, as detailed in the Supplemental EIR.

(3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. Consequently, no new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

(3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. Consequently, no new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

(3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. All mitigation measures remain feasible, and analysis of another alternative is not necessary.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows

that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that would change the analysis or conclusions contained within the EIR. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.17 HUMAN HEALTH

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR.

The Supplemental EIR concluded that the extension of the Development Agreement through 2027 would not cause additional impacts to human health as compared to the analysis contained in the Final EIR. As noted in the Supplemental EIR, demolition or renovation of buildings will be conducted in accordance with all applicable state and federal regulations for removal and disposal of materials containing asbestos. Specifically, prior to the start of any renovation or demolition project, the Applicant will complete and submit an Asbestos Demolition/Renovation Form as required by the South Coast Air Quality Management District Rule 1403. With compliance with applicable regulations, the Supplemental EIR concluded that no new or more substantial impacts would occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

In the Supplemental EIR, the analysis focused on the implications of extending the Development Agreement from 2017 to 2027, including hazardous materials and their historical use in construction with Burbank.

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. Therefore, extension of the Development Agreement through 2027 would not cause additional impacts to human health as compared to the analysis contained in the Supplemental EIR. Demolition or renovation of buildings will be conducted in accordance with all applicable state and federal regulations for removal and disposal of materials containing asbestos. With compliance with applicable regulations, no new or more substantial impacts would occur.

Additionally, Burbank2035 plan includes the Project within its projections for police and fire protection, ensuring the continued safety and well-being of the community. Therefore, with compliance with applicable regulations, no new or more substantial impacts would occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The extension of the Development Agreement by 3 years does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

No substantial changes in circumstances under which the Project is undertaken will occur that will necessitate major revisions of the previous EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. No new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. No substantially more significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the

time the Supplemental EIR was prepared. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.18 RECREATION

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7-years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR.

The Supplemental EIR did not include increase the uses or intensity of uses at the Project Site beyond the uses previously considered in the Final EIR. Therefore, the Supplemental EIR found that the 10-year extension of the Development Agreement would not place additional demand on park facilities as compared to the analysis contained in the Final EIR. Further, payment of park fees would mitigate any potential impacts. Therefore, the Supplemental EIR concluded no new or more substantial impacts would occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. No changes to the amount or type of allowed land uses or any other aspects of the approved Planned Development are proposed during the 3-year extension. Therefore, the proposed extension of the Development Agreement would not place additional demand on park facilities beyond those anticipated in the Supplemental EIR. contained within the Supplemental EIR. Therefore, no new or more substantial impacts would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The 3-year extension of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the Supplemental EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

No substantial changes in circumstances during the 3-year extension will occur that will require major revisions of the Supplemental EIR. No new significant effects or increase in the severity of previously identified impacts would occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was prepared. No new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. No substantially more significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the

mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. All mitigation remains feasible, and analysis of another alternative is not necessary.

(3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. All mitigation remains feasible, and analysis of another alternative is not necessary.

3.19 CULTURAL RESOURCES

Summary of Analysis in the Supplemental EIR

As previously noted, the Supplemental EIR analyzed an extension of the Development Agreement for period of 10 years, from March 2017 to March 2027, however City Council only approved the extension of the Development Agreement for a period of 7 years (March 2017 through March 2024). This Addendum analyzes the extension of the approved Development Agreement for a period of 3 years (March 2024 – March 2027) which were previously analyzed in the certified 2013 Supplemental EIR.

As noted in the Supplemental EIR, the Burbank Studios property has not been previously identified as containing archeological or paleontological resources. There are no known sacred or religious values or sites that would be affected by further development of the Project Site. The findings of the Supplemental EIR confirm that the project

will not involve the demolition of existing historical structures. Moreover, no buildings or other resources on the lot have been previously identified as historically or architecturally significant and no impacts would occur.

Impacts of the Extension of the Term of the Development Agreement from 2024 to 2027

The Supplemental EIR analyzed an extension of the term of the Development Agreement for a period of 10-years from 2017 through 2027, which included the 3-year time extension requested in this Addendum from 2024 through 2027. Portions of the total demolition of existing structures have already been completed, and no changes to the Project Site will occur during the 3-year extension that will affect other existing structures or features not previously considered. Since the Project Site does not contain archeological or paleontological resources, and there are no known sacred or religious values or sites that would be affected by further development of the Project Site, no new impacts would occur.

Analysis based upon State CEQA Guidelines Section 15162:

- (1) No substantial changes are proposed in the project that will require major revisions of the previous EIR due to the occurrence of new significant effects or a substantial increase in the severity of previously identified significant impacts.

The 3-year extension of the Development Agreement does not constitute a major change in the Project that would necessitate major revisions of the EIR because no new significant effects and no substantial increase in the severity of previously identified significant impacts would occur.

- (2) No substantial changes in circumstances under which the project is undertaken will occur that will require major revisions of the previous EIR due to the occurrence of new significant environmental effects or a substantial increase in the severity of previously identified effects.

No substantial changes in circumstances under which the Project is undertaken will occur that will require major revisions of the EIR, and no new significant effects or increase in the severity of previously identified impacts would occur.

- (3A) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the project will have one or more significant effects not discussed in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. No new significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

- (3B) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the significant effects previously examined will be substantially more severe than shown in the previous EIR.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. No substantially more significant effects will occur as a result of extending the Development Agreement for a period of 3 years, from 2024 through 2027.

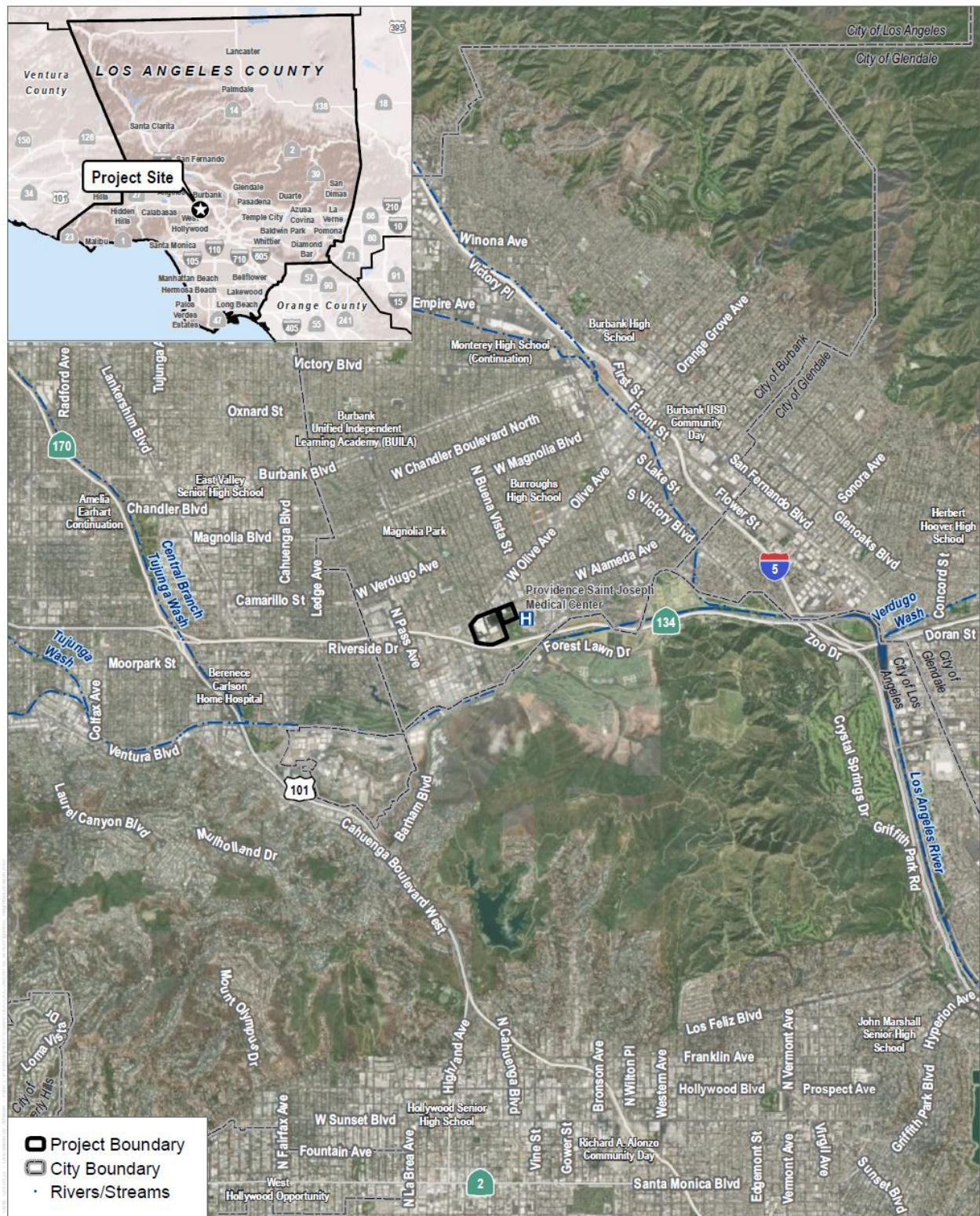
- (3C) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. All mitigation remains feasible, and analysis of another alternative is not necessary.

- (3D) No new information of substantial importance that was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was prepared shows that the mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

The Supplemental EIR incorporated all relevant information, and no new information of substantial importance has been identified that was previously unknown or could not have been known with reasonable diligence at the time the Supplemental EIR was certified. All mitigation remains feasible, and analysis of another alternative is not necessary.

Figure 1: Regional Location



SOURCE: ESRI Imagery 2023; County of Los Angeles 2023; Open Street Map 2019

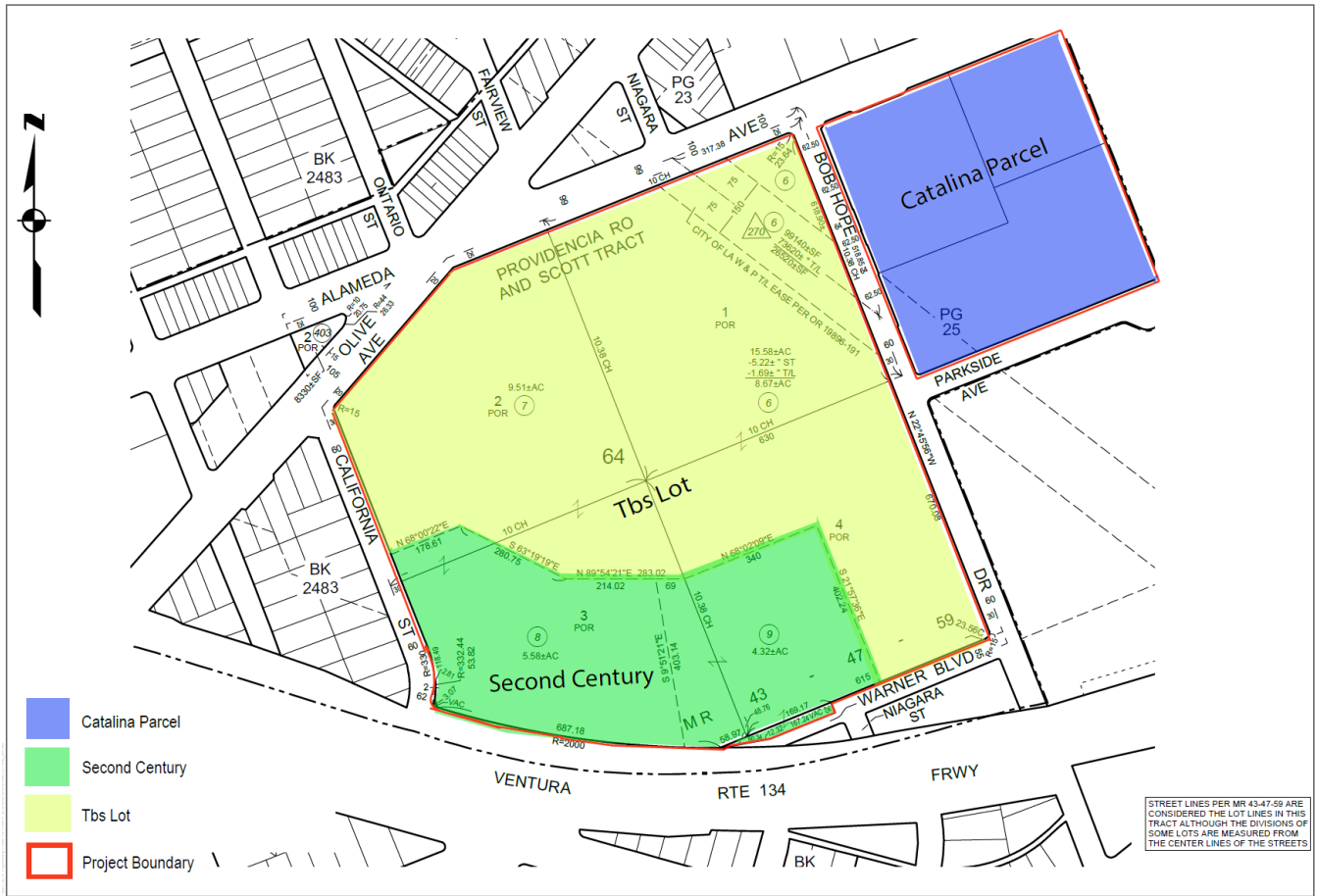
FIGURE 1

Regional Location



Burbank Studios - Catalina Parcel Project

Figure 2: Project Site Location



Source: County of Los Angeles 2014

DUDEK

FIGURE 2

Project Site Location

Burbank Studios - Catalina Parcel Project