

Notice of Completion & Environmental Document Transmittal

2019099041

Mail to: State Clearinghouse, P. O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

Project Title: Irwindale Industrial Center Project

Lead Agency: City of Irwindale - Community Development/Planning Division

Contact Person: Brandi Jones - Senior Planner

Mailing Address: 5050 North Irwindale Avenue

Phone: 626-430-2260

City: Irwindale

Zip: 91706

County: Los Angeles County

Project Location: County: Los Angeles City/Nearest Community: Irwindale

Cross Streets: Azusa Canyon Road, Arrow Highway, Nubia Street Zip Code: 91706

Latitude/Longitude: 34 ° 06 ' 15.4 " N / 117 ° 56 ' 33.7 " W Total Acres: 10.7

Assessor's Parcel No.: 8417-025-800 see attached. Section: 9 Twp.: T1S Range: R10W Base: S. Bern.

Within 2 Miles: State Hwy #: I-605, I-210

Waterways:

Airports:

Railways:

Schools: Penny Lane Nursing

Document Type:

CEQA: ☐ NOP
☐ Early Cons
☐ Neg Dec
☒ Mit Neg Dec

☐ Draft EIR
☐ Supplement/Subsequent EIR
(Prior SCH No.)
Other

NEPA: ☐ NOI
☐ EA
☐ Draft EIS
☐ FONSI

Other: ☐ Joint Document
☐ Final Document
☐ Other

Governor's Office of Planning & Research

Local Action Type:

☐ General Plan Update
☐ General Plan Amendment
☐ General Plan Element
☐ Community Plan
☐ Specific Plan
☐ Master Plan
☐ Planned Unit Development
☒ Site Plan

☐ Rezone
☐ Prezone
☐ Use Permit
☐ Land Division (Subdivision, etc.)
☐ Annexation
☐ Redevelopment
☐ Coastal Permit
☐ Other

SEP 13 2019

STATE CLEARINGHOUSE

Development Type:

☐ Residential: Units _____ Acres _____
☐ Office: Sq.ft. _____ Acres _____ Employees _____
☐ Commercial: Sq.ft. _____ Acres _____ Employees _____
☒ Industrial: Sq.ft. _____ Acres 10.7 Employees _____
☐ Educational
☐ Recreational

☐ Water Facilities: Type _____ MGD _____
☐ Transportation: Type _____
☐ Mining: Mineral _____
☐ Power: Type _____ MW _____
☐ Waste Treatment: Type _____ MGD _____
☐ Hazardous Waste: Type _____
☐ Other: _____

Project Issues Discussed in Document:

☒ Aesthetic/Visual
☒ Agricultural Land
☒ Air Quality
☒ Archeological/Historical
☒ Biological Resources
☐ Coastal Zone
☒ Drainage/Absorption
☒ Economic/Jobs
☐ Other
☐ Fiscal
☒ Flood Plain/Flooding
☒ Forest Land/Fire Hazard
☒ Geologic/Seismic
☒ Minerals
☒ Noise
☒ Population/Housing Balance
☒ Public Services/Facilities
☒ Recreation/Parks
☒ Schools/Universities
☒ Septic Systems
☒ Sewer Capacity
☒ Soil Erosion/Compaction/Grading
☒ Solid Waste
☒ Toxic/Hazardous
☒ Traffic/Circulation
☒ Vegetation
☒ Water Quality
☒ Water Supply/Groundwater
☒ Wetland/Riparian
☒ Wildlife
☒ Growth Inducement
☒ Land Use
☒ Cumulative Effects

Present Land Use/Zoning/General Plan Designation:

M-1 (Light Manufacturing), M-2 (Heavy Manufacturing) zoning designations. Industrial/Business Park General Plan designation.

Project Description: (please use a separate page if necessary)

Consolidation of four (4) lots into two (2) lots totaling 10.7 acres for the construction of two (2), two-story, speculative industrial tilt-up buildings totaling ±233,984 square feet and associated parking. Building 1: ±9,309 square feet of office and ±175,570 of warehouse for a total of 184,879 square feet on ±8.35 acres (Parcel 1). Building 2: ±5,386 square feet of office and ±43,719 of warehouse for a total of 49,105 square feet on ±2.35 acres (Parcel 2).

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

<input checked="" type="checkbox"/> Air Resources Board	<input checked="" type="checkbox"/> Office of Emergency Services
<input type="checkbox"/> Boating & Waterways, Department of	<input type="checkbox"/> Office of Historic Preservation
<input type="checkbox"/> CalFire	<input type="checkbox"/> Office of Public School Construction
<input checked="" type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Parks & Recreation, Department of
<input type="checkbox"/> CalRecycle	<input type="checkbox"/> Pesticide Regulation, Department of
<input checked="" type="checkbox"/> Caltrans District # <u>7</u>	<input type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB # <u>4</u>
<input checked="" type="checkbox"/> Caltrans Planning (Headquarters)	<input checked="" type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input type="checkbox"/> S.F. Bay Conservation & Development Commission
<input type="checkbox"/> Coachella Valley Mountains Conservancy	<input type="checkbox"/> San Gabriel & Lower L.A. Rivers and Mtns Conservancy
<input type="checkbox"/> Coastal Commission	<input type="checkbox"/> San Joaquin River Conservancy
<input type="checkbox"/> Colorado River Board	<input type="checkbox"/> Santa Monica Mountains Conservancy
<input type="checkbox"/> Conservation, Department of	<input type="checkbox"/> State Lands Commission
<input type="checkbox"/> Corrections, Department of	<input type="checkbox"/> SWRCB: Clean Water Grants
<input type="checkbox"/> Delta Protection Commission	<input checked="" type="checkbox"/> SWRCB: Water Quality
<input type="checkbox"/> Education, Department of	<input type="checkbox"/> SWRCB: Water Rights
<input type="checkbox"/> Energy Commission	<input type="checkbox"/> Tahoe Regional Planning Agency
<input checked="" type="checkbox"/> Fish & Wildlife Region # <u>5</u>	<input type="checkbox"/> Toxic Substances Control, Department of
<input type="checkbox"/> Food & Agriculture, Department of	<input checked="" type="checkbox"/> Water Resources, Department of
<input type="checkbox"/> General Services, Department of	<input type="checkbox"/> Other _____
<input type="checkbox"/> Health Services, Department of	<input type="checkbox"/> Other _____
<input type="checkbox"/> Housing & Community Development	
<input checked="" type="checkbox"/> Native American Heritage Commission	

Local Public Review Period (to be filled in by lead agency)

Starting Date September 13, 2019 Ending Date October 14, 2019

Lead Agency (Complete if applicable):

Consulting Firm: <u>Meridian Consultants, LLC</u>	Applicant: <u>FLP Irwindale LLC</u>
Address: <u>920 Hampshire Rd. Suite A5</u>	Address: <u>19300 South Hamilton Avenue, Suite 200</u>
City/State/Zip: <u>Westlake Village, CA 91361</u>	City/State/Zip: <u>Gardena, California 90248</u>
Contact: <u>Tony Locacciatto, AICP</u>	Phone: _____
Phone: <u>805.367.5720</u>	

Signature of Lead Agency Representative:  Date: 09/11/2019

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.