



State Water Resources Control Board

Division of Drinking Water

November 5, 2024

Ms. Brenda Magaña, Manager
Planning Division
City of Palmdale
38250 Sierra Highway
Palmdale, CA 93550

Dear Ms. Magaña:

SCH NO. 2024101390: CEQA COMMENTS FOR CONDITIONAL USE PERMIT 21-010, SITE PLAN REVIEW 21-011, AND RECLAMATION PLAN 21-002

The State Water Resources Control Board, Division of Drinking Water (Division) is the regulatory agency for the water system number 1910102, Palmdale Water District (PWD) that provides drinking water at the proposed project location at the north side of East Avenue S and near the intersection of 75th Street East and East Avenue S, in the City of Palmdale (City). The Division reviewed the Notice of Intent (NOI) of a project posted on October 31, 2024 at the California Environmental Quality Act (CEQA) website with SCH Number 2024101390. The project proposes to establish a mining and reclamation operation and construction materials recycle facility, concrete batch plant facility, water well, and other components of the project by Michael Delijani of California Sand and Gravel Company, LLC (project applicant) and Kjelstrom & Associates, Inc. (consultant). We would like to offer the following comments:

1. The City/project applicant must coordinate the water well construction with PWD for adjudication guidance and well permitting jurisdiction.
2. The City/project applicant must coordinate the project construction with PWD to ensure that new water mains and service laterals are in compliance with the Water Main Separation requirements of Chapter 16, California Waterworks Standards, Title 22 of the California Code of Regulations (CCR). The City must submit project construction plans to PWD for review and concurrence.
3. The City/project applicant must ensure that adequate backflow protection is provided to any structure that may pose any possible cross-connection risks to

E. JOAQUIN ESQUIVEL, CHAIR | EILEEN SOBECK, EXECUTIVE DIRECTOR

the potable water distribution mains. Please contact PWD for these cross-connection control requirements.

If you have any questions regarding this matter, please contact Milagros Alora at (818) 551-2026 or me at (818) 551-2022.

Sincerely,



Dmitriy Ginzburg, P.E.
District Engineer
Hollywood District

Enclosure: NOI for the Project

cc: Dennis Lamoreaux
General Manager
Palmdale Water District
2029 East Avenue Q
Palmdale, CA 93550

Joseph Marcinko
Operations Manager
Palmdale Water District

Mr. Dan Bacani
Cross-Connection and Water Pollution Control Program
County of Los Angeles Department of Public Health
Environmental Protection Branch

State Clearinghouse

Enclosure



PALMDALE

a place to call home

NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

Pursuant to Title 14 of the California Code of Regulations, Sections 15072 and 15073, as amended to date, this is to advise that the City of Palmdale, which is the lead agency overseeing this project, has completed a Mitigated Negative Declaration for the proposed project described below.

Project No.: Conditional Use Permit 21-010, Site Plan Review 21-011, and Reclamation Plan 21-002

Project Location: The Site is located adjacent to the north side of East Avenue S and approximately 1,300 feet east of the intersection of 75th Street East and East Avenue S. The project Site is bordered to the north and east by vacant parcels. Existing aggregate mines are located to the west and south of the project Site. The Assessor Parcel Numbers (APNs) are 3024-016-003 and 3024-016-004.

Project Description: The proposed Project request to establish a mining and reclamation operation, including an aggregate processing, and construction materials recycle facility, concrete batch plant facility, water well, support facilities, and site access including electrical utility lines to power the facility, or other electrical line access route designed by Southern California Edison.

Public Review Period: The Mitigated Negative Declaration is available for public review and comment pursuant to California Code of Regulations, Title 14, Sections 15072 and 15073 (California Environmental Quality Act). All comments must be submitted in writing to the address below. Please refer to this project by the file/index number listed above. If you have no comment, no reply is necessary. The City of Palmdale does not limit public comments to only the circulation period. Comments can be submitted for consideration up until final action is taken by a vote of the approving authority. The review period has not been shortened pursuant to Section 15105 of the California Environmental Quality Act (CEQA) Guidelines. The comment period during which the City will receive comments on the Mitigated Negative Declaration is:

Starting Date: October 31, 2024

Ending Date: November 29, 2024

Public Hearing: The City of Palmdale Planning Commission is tentatively scheduled to make a decision regarding this project and the associated Mitigated Negative Declaration

on February 12, 2025, in the City Hall Council Chamber at 38300 Sierra Highway, Suite B, Palmdale, California, at 7:00 p.m.

Responses and Comments: Please send your written comments to:

Brenda Magaña, Planning Manager
City of Palmdale
Economic and Community Development Department – Planning Division
38250 Sierra Highway
Palmdale, California 93550
Phone (661) 267-5293, FAX (661) 267-5233
Email: bmagana@cityofpalmdale.org

Document Availability: Copies of the application, maps, plans, environmental documents, and other pertinent materials related to this application are available for public review at the Planning Division (38250 Sierra Highway) from 7:30 am to 6:00 pm Monday through Thursday. In addition, environmental documents are also available for review at the Palmdale City Library (700 East Palmdale Boulevard), Parks and Recreation Department (827 East Avenue Q-9), and City Hall (38300 Sierra Highway, Suite A). Additional information is also available on the City website at www.cityofpalmdale.org.


Brenda Magaña
Planning Manager

10/31/24
Date

Conditional Use Permit 21-010, Site Plan Review 21-011, Reclamation Plan 21-002

Summary

SCH Number

2024101390

Lead Agency

City of Palmdale

Document Title

Conditional Use Permit 21-010, Site Plan Review 21-011, Reclamation Plan 21-002

Document Type

MND - Mitigated Negative Declaration

Received

10/31/2024

Present Land Use

Mineral Resource Extraction (MRE)

Document Description

The proposed Project request to establish a mining and reclamation operation, including an aggregate processing, and construction materials recycle facility, concrete batch plant facility, water well, support facilities, and site access including electrical utility lines to power the facility, or other electrical line access route designed by Southern California Edison.

Contact Information

Name

Brenda Magana

Agency Name

City of Palmdale

Job Title

Planning Manager

Contact Types

Lead/Public Agency

Address

38250 Sierra Highway
Palmdale, CA 93550

Phone

(661) 267-5293

Email

bmagana@cityofpalmdale.org

Name

Michael Delijani

Agency Name

California Sand and Gravel Company, LLC

Job Title

Agent

Contact Types

Project Applicant

Address

610 South Broadway Suite 800
Los Angeles, CA 90014

Phone

(816) 714-6417

Email

michaeldelijani@yahoo.com

Name

Kit Kjelstrom

Agency Name

Kjelstrom & Associates, Inc.

Job Title

Engineer

Contact Types

Consulting Firm

Address

3579 East Foothill Boulevard Suite 302
Pasadena, CA 91107

Phone

(909) 275-4545

Email

kjlassoc@msn.com

Location

Cities

Palmdale

Counties

Los Angeles

Regions

Citywide

Cross Streets

Avenue S and 75th Street East

Zip

93552

Total Acres

80

Parcel #

3024-016-003 and -004

State Highways

SR 138

Notice of Completion

State Review Period Start

10/31/2024

State Review Period End

12/2/2024

State Reviewing Agencies

California Air Resources Board (ARB), California Department of Conservation (DOC), California Department of Fish and Wildlife, South Coast Region 5 (CDFW), California Department of Parks and Recreation, California Department of Resources Recycling and Recovery, California Department of Toxic Substances Control (DTSC), California Department of Transportation, District 7 (DOT), California Department of Water Resources (DWR), California Native American Heritage Commission (NAHC), California Natural Resources Agency, California Regional Water Quality Control Board, Lahontan Victorville Region 6 (RWQCB), Office of Historic Preservation, State Water Resources Control Board, Division of Water Rights

Development Types

Mining (Mineral Aggregate)

Local Actions

Site Plan, Use Permit, Reclamation Plan

Project Issues

Biological Resources, Cultural Resources, Geology/Soils, Mandatory Findings of Significance, Tribal Cultural Resources

Public Review Period Start

10/31/2024

Attachments

Draft Environmental Document [Draft IS, NOI_NOA_Public notices, OPR Summary Form, Appx,]

IS-MND CUP 21-010, SPR 21-011, RP 21-002  

Notice of Intent - CUP 21-010, SPR 21-011, RP 21-002  

Summary Form - CUP 21-010, SPR 21-011, RP 21-002  

Notice of Completion [NOC] Transmittal form

Notice of Completion  

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