

Notice of Completion & Environmental Document Transmittal

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: Site Plan Review 22-014

Lead Agency: City of Palmdale Contact Person: Brenda Magana
 Mailing Address: 38250 Sierra Highway Phone: 661-267-5293
 City: Palmdale Zip: 93550 County: Los Angeles

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

Cross Streets: Avenue M-8 and 10th Street West Zip Code: 93551

Longitude/Latitude (degrees, minutes and seconds): ° ' " N / ° ' " W Total Acres: 4.32

Assessor's Parcel No.: 3111-012-083 and -084 Section: Twp.: Range: Base:

Within 2 Miles: State Hwy #: 14 Waterways:

Airports: Railways: Schools:

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) Draft EIS Other:
 Mit Neg Dec Other: FONSI

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other:

Development Type:

Residential: Units Acres
 Office: Sq.ft. 14,760 Acres 4.32 Employees 20 Transportation: Type
 Commercial: Sq.ft. Acres Employees Mining: Mineral
 Industrial: Sq.ft. 38,473 Acres 4.32 Employees 20 Power: Type MW
 Educational: Waste Treatment: Type MGD
 Recreational: Hazardous Waste: Type
 Water Facilities: Type MGD Other:

Project Issues Discussed in Document:

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

Present Land Use/Zoning/General Plan Designation:

Office Flex (OF) / Employment Flex (EF)

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

A request to develop a 15-unit light industrial building comprised of a combination of warehouse and office spaces (Units "A" through "O"). The project site is a vacant lot at the northwest corner of Avenue M-8 and 10th Street West [Assessor's Parcel Numbers (APNs) 3111-012-083 and 3111-012-084] in Palmdale, CA (the City), which is under the jurisdiction of the Antelope Valley Air Quality Management District (AVAQMD). The approximately four-acre parcel will be developed with one building totaling 53,233 square feet, including 38,473 total square feet of warehouse space and 14,760 total square feet for office use. The office spaces will face the front of the building, and the rear of the building will feature passage and roll-up doors for each unit. Paved parking areas will total 94,590 square feet, with 19,471 square feet of drought-tolerant landscaping. Other areas not paved with asphalt will total 20,353 square feet.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "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 Historic Preservation
<input type="checkbox"/> Boating & Waterways, Department of	<input type="checkbox"/> Office of Public School Construction
<input type="checkbox"/> California Emergency Management Agency	<input type="checkbox"/> Parks & Recreation, Department of
<input checked="" type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Pesticide Regulation, Department of
<input type="checkbox"/> Caltrans District # _____	<input type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB # <u>6</u>
<input type="checkbox"/> Caltrans Planning	<input type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input type="checkbox"/> Resources Recycling and Recovery, Department of
<input type="checkbox"/> Coachella Valley Mtns. Conservancy	<input type="checkbox"/> S.F. Bay Conservation & Development Comm.
<input type="checkbox"/> Coastal Commission	<input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
<input type="checkbox"/> Colorado River Board	<input type="checkbox"/> San Joaquin River Conservancy
<input type="checkbox"/> Conservation, Department of	<input type="checkbox"/> Santa Monica Mtns. Conservancy
<input type="checkbox"/> Corrections, Department of	<input type="checkbox"/> State Lands Commission
<input type="checkbox"/> Delta Protection Commission	<input type="checkbox"/> SWRCB: Clean Water Grants
<input type="checkbox"/> Education, Department of	<input type="checkbox"/> SWRCB: Water Quality
<input type="checkbox"/> Energy Commission	<input type="checkbox"/> SWRCB: Water Rights
<input checked="" type="checkbox"/> Fish & Game Region # <u>5</u>	<input type="checkbox"/> Tahoe Regional Planning Agency
<input type="checkbox"/> Food & Agriculture, Department of	<input checked="" type="checkbox"/> Toxic Substances Control, Department of
<input type="checkbox"/> Forestry and Fire Protection, Department of	<input 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 November 6, 2024 Ending Date December 6, 2024

Lead Agency (Complete if applicable):

Consulting Firm: <u>SHL Engineering</u>	Applicant: <u>Juan Carlos Herrera</u>
Address: <u>44300 Lowtree Avenue, Suite 106</u>	Address: <u>44300 Lowtree Avenue, Suite 106</u>
City/State/Zip: <u>Lancaster, CA 93534</u>	City/State/Zip: <u>Lancaster, CA 93534</u>
Contact: <u>Juan Carlos Herrera</u>	Phone: <u>661-992-3209</u>
Phone: <u>661-992-3209</u>	

Signature of Lead Agency Representative: 

Date: 11/5/24

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