



☒ Los Angeles County Clerk
Environmental Filings
12400 Imperial Hwy., Rm. 2001
Norwalk, CA 90650

FROM: City of Palmdale
Planning Division
38250 Sierra Highway
Palmdale, CA 93550

☒ Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812-3044

CONTACT: Brenda Magaña
Planning Manager
(661) 267-5200

**SUBJECT: Filing of Notice of Determination in Compliance with Section 21108 or 21152
of the Public Resources Code**

State Clearinghouse Number (SCH): 2024110191

Project Title: Site Plan Review (SPR) 22-014

Project Applicant: Juan Carlos Herrera, SHL Engineering

Project Location (include county): Northwest corner of Avenue M-8 and 10th Street West
(APNs 3111-012-083 and -084) in the City of Palmdale, Los Angeles County

Project Description: A request to develop a 15-unit light industrial building comprised of a combination of warehouse and office spaces (Units "A" through "O"). 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.

This is to advise that the City of Palmdale (☒ Lead Agency or ☐ Responsible Agency) has approved the above-described project on December 9, 2025, and has made the following determinations regarding the above-described project.

1. The project [☐ will ☒ will not] have a significant effect on the environment.
2. ☐ An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
☒ A Negative Declaration was prepared pursuant to the provisions of CEQA.
3. Mitigation measures [☒ were ☐ were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [☒ was ☐ was not] adopted for the project.
5. A Statement of Overriding Considerations [☐ was ☒ was not] adopted for this project.
6. Findings [☐ were ☒ were not] made pursuant to the provisions of CEQA.

This is to certify that the final MND with comments and responses and record of project approval is available to the general public at: City of Palmdale Planning Division, 38250 Sierra Highway, Palmdale, CA 93550.

Signature (Public Agency):


Brenda Magaña, Planning Manager
City of Palmdale

12/15/2025
Date