

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: Development Code Amendment 2025-2, Development Map Amendment 2025-2, and General Plan Amendment 2025-2.

Lead Agency: City of Cerritos

Contact Person: Amanda Acuna

Mailing Address: 18125 Bloomfield Avenue

Phone: (562) 916-1201

City: Cerritos Zip: 90703

County: Los Angeles

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

Cross Streets: Bloomfield Avenue and South Street Zip Code: 90703

Longitude/Latitude (degrees, minutes and seconds): 33 85 ' 87.2 " N / 118 ° 06 ' 40.1 " W Total Acres: 5.34

Assessor's Parcel No. 7054-015-094; 7054-015-095; 7054-015-096; 7054-015-097; 7054-015-098; 7054-015-099; 7054-015-100; and 7054-015-075 Section: 31 Twp.: 3S Range: 11W Base: San Bernardino

Within 2 Miles: State Hwy #: SR 91 (Artesia Fwy) Waterways: San Gabriel River (riverine)

Airports: N/A Railways: Abandoned RR right of way, no longer used Schools: Cerritos HS, Carver

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 107 Acres ☐ Transportation: Type ☐
☐ Office: Sq.ft. ☐ Acres Employees ☐ Mining: Mineral ☐
☐ Commercial: Sq.ft. ☐ Acres Employees ☐ Power: Type ☐ MW
☐ Industrial: Sq.ft. ☐ Acres Employees ☐ Waste Treatment: Type ☐ MGD
☐ Educational: ☐ Hazardous Waste: Type ☐
☐ Recreational: ☐ Other: ☐
☐ Water Facilities: Type ☐ MGD ☐

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: ☐

Present Land Use/Zoning/General Plan Designation:

Shopping center/Neighborhood Commercial (CN)/Community Commercial

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

The Project involves administrative actions to rezone the Project Site. Specifically, the Project would involve a Development Code Amendment to establish a new zoning designation, Area Development Plan Twenty (ADP-20) to establish specific development standards for commercial uses and/or potential development of residential uses on the Project Site. The Project would also include a General Plan Amendment to change the land use designation of the Project Site from Community Commercial to ADP-20, and a Development Map Amendment to change the zoning designation of the Project Site from Neighborhood Commercial (CN) to ADP-20. Approval of the Project would allow for commercial uses to remain at the Project Site, as well as residential uses up to 21 dwelling units per acre (up to 107 units).

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".

- ☒ Air Resources Board
- ☐ Boating & Waterways, Department of
- ☐ California Emergency Management Agency
- ☐ California Highway Patrol
- ☒ Caltrans District # 7
- ☐ Caltrans Division of Aeronautics
- ☐ Caltrans Planning
- ☐ Central Valley Flood Protection Board
- ☐ Coachella Valley Mtns. Conservancy
- ☐ Coastal Commission
- ☐ Colorado River Board
- ☐ Conservation, Department of
- ☐ Corrections, Department of
- ☐ Delta Protection Commission
- ☐ Education, Department of
- ☐ Energy Commission
- ☐ Fish & Game Region #
- ☐ Food & Agriculture, Department of
- ☐ Forestry and Fire Protection, Department of
- ☐ General Services, Department of
- ☐ Health Services, Department of
- ☐ Housing & Community Development
- ☒ Native American Heritage Commission

☐ Office of Historic Preservation
☐ Office of Public School Construction
☐ Parks & Recreation, Department of
☐ Pesticide Regulation, Department of
☐ Public Utilities Commission
☐ Regional WQCB # _____
☐ Resources Agency
☐ Resources Recycling and Recovery, Department of
☐ S.F. Bay Conservation & Development Comm.
☐ San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
☐ San Joaquin River Conservancy
☐ Santa Monica Mtns. Conservancy
☐ State Lands Commission
☐ SWRCB: Clean Water Grants
☐ SWRCB: Water Quality
☐ SWRCB: Water Rights
☐ Tahoe Regional Planning Agency
☒ Toxic Substances Control, Department of
☐ Water Resources, Department of

☐ Other: _____
☐ Other: _____

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

Starting Date September 12, 2025

Ending Date **October 3, 2025**

Lead Agency (Complete if applicable):

Consulting Firm: CAJA Env. Services
Address: 9410 Topanga Cyn. Blvd., Ste. 101
City/State/Zip: Chatsworth, CA 91311
Contact: Stacie Henderson
Phone: (310) 469-6700

Applicant: City of Cerritos
Address: 18125 Bloomfield Avenue
City/State/Zip: Cerritos, CA 90703
Phone: (562) 916-1201

Signature of Lead Agency Representative:

Amelia Lewis

Date: 9/12/25

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