DEPARTMENT OF TRANSPORTATION
DISTRICT 7
100 S. MAIN STREET, MS 16
LOS ANGELES, CA 90012
PHONE (213) 266-3571
FAX (213) 897-1337
TTY 711
www.dot.ca.gov

Making Conservation a California Way of Life

November 12, 2025

Marco Espinoza, Planning Manager
Planning Division
245 E. Bonita Avenue
San Dimas, CA 91773

RE: 914 W. Cienega Project
SCH #2025100766
Vic. SR-57
GTS # LA-2025-04930-NOP

Dear Mr. Espinoza:

Thank you for including the California Department of Transportation (Caltrans) in the environmental review process for the above-referenced environmental document. Development Plan Review 24-0012 and Tree Removal Permit 24-0023 propose the construction and operation of a 129,089-square-foot light industrial and warehouse building, with flexibility for logistics uses such as a distribution center, non-sort fulfillment center, or cold storage. The building would include 8,000 square feet of office space fronting West Cienega Avenue.

The western façade would feature 17 dock doors, while automobile parking would be located along the eastern façade and in the southwestern portion of the site, providing a total of 78 parking spaces.

The project also involves the removal of 57 mature trees and the demolition of a single-family residence listed on the City's historic resources survey.

After reviewing the NOP, Caltrans has the following comments:

Caltrans looks forward to reviewing the project's transportation impact analysis, including project VMT impacts and any induced freight trips associated with the proposed development.

A robust intersection and ramp analysis must be performed to ensure project-induced trips do not create unsafe conditions at intersections or on the mainline. At minimum, the study should evaluate the following locations:

- SR-57 / Covina Boulevard interchange

- SR-57 / Arrow Highway interchange

The study should also include an accessibility assessment covering potential pedestrian, bicycle, and transit trips. This assessment should identify and propose Complete Streets improvements where appropriate, including but not limited to ADA curb ramps, sidewalks, bicycle lanes, high-visibility crosswalks, and other pedestrian/bicycle facility upgrades.

Please be reminded that any work performed within the State Right-of-way will require an Encroachment Permit from Caltrans. Any modifications to State facilities must meet all mandatory design standard and specifications.

Any transportation of heavy construction equipment and/or materials which require use of oversized transport vehicles on State highways will need a Caltrans transportation permit. We recommend large-size truck trips be limited to off-peak commute periods. Truck drivers should cover construction trucks with tarpaulin to avoid debris spillage onto the State Highway.

If you have any questions, please contact project coordinator Miya Edmonson, at miya.edmonson@dot.ca.gov and refer to GTS# 07-LA-2025-04930.

Sincerely,

Miya Edmonson

MIYA EDMONSON
LDR Branch Chief

Cc: State Clearinghouse