# 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:** Goodman Gateway Santa Fe Springs Project

Lead Agency: City of Santa Fe Springs | Contact Person: Vince Velasco

Mailing Address: 11710 East Telegraph Road | Phone: (562) 868-0511

City: Santa Fe Springs | Zip: 90670 | County: Los Angeles

**Project Location:** County: Los Angeles | City/Nearest Community: Santa Fe Springs

Cross Streets: 12801 Excelsior Drive & 14420 Bloomfield Avenue | Zip Code: 90650

Longitude/Latitude (degrees, minutes and seconds): 33 ° 53 ′ 49.20 ″ N / 118 ° 3 ′ 37.08 ″ W | Total Acres: 79.65

Assessor's Parcel No.: 8082-003-010 and 8082-003-006 | Section: NA | Twp.: 3S | Range: 11W | Base: San Bernardino

Within 2 Miles: State Hwy #: I-5 and SR-91 | Waterways: NA

Airports: NA | Railways: Norwalk / Santa Fe Springs: 91-PV line and OC line | Schools: Dolland ES, Nettie L. Waite MS, Earl E. Edmondson ES,

**Document Type:**

CEQA: ☐ NOP ☐ Early Cons ☐ Neg Dec ☐ Mit Neg Dec ☒ Draft EIR ☐ Supplement/Subsequent EIR (Prior SCH No.) ☐ Other:

NEPA: ☐ NOI ☐ EA ☐ Draft EIS ☐ FONSI

Other: ☐ Joint Document ☐ Final Document ☐ Other:

**Local Action Type:**

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

**Development Type:**

☐ Residential: Units ____ Acres ____
☐ Office: Sq.ft. ____ Acres ____ Employees ____
☐ Commercial: Sq.ft. ____ Acres ____ Employees ____
☒ Industrial: Sq.ft. 1,835,696 Acres 79.65 Employees ____
☐ Educational: ____
☐ Recreational: ____
☐ Water Facilities: Type ____ MGD ____
☐ Transportation: Type ____
☐ Mining: Mineral ____
☐ Power: Type ____ MW ____
☐ Waste Treatment: Type ____ MGD ____
☐ Hazardous Waste: Type ____
☐ Other: ____

**Project Issues Discussed in Document:**

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

**Present Land Use/Zoning/General Plan Designation:**

Industrial/Heavy Manufacturing (M-2)

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

The Project proposes the Goodman Gateway Specific Plan (Specific Plan) and an Implementing Project. The Specific Plan would establish a conceptual land use plan, regulations, guidelines, and programs to guide development of the approximately 79.65-acre Project site and would allow for a mix of industrial manufacturing, warehouse, and distribution uses consistent with the goals, objectives, principles, and policies of the Santa Fe Springs General Plan. Development of the Specific Plan allows up to 1,835,696 SF of industrial uses. The proposed Implementing Project would include demolition of existing onsite structures and redevelopment of the site with one of two design options: the Two Industrial Buildings and a Trailer Parking Lot Option (Two-Building Option) or the Five Industrial Buildings Option (Five-Building Option). The Two-Building Option would include constructing and operating a 579,134 SF industrial warehouse building and a 105,380 SF cross-dock terminal building, for a combined total of approximately 684,514 SF. The Five-Building Option would include constructing and operating five industrial warehouse buildings ranging from approximately 93,895 SF to 583,450 SF, for a combined total of approximately 1,734,191 SF of warehouse and supporting office use.

*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**".

| | | | |
|---|---|---|---|
| X | Air Resources Board | | Office of Historic Preservation |
| | Boating & Waterways, Department of | | Office of Public School Construction |
| | California Emergency Management Agency | | Parks & Recreation, Department of |
| | California Highway Patrol | | Pesticide Regulation, Department of |
| X | Caltrans District # 7 | X | Public Utilities Commission |
| | Caltrans Division of Aeronautics | X | Regional WQCB # 4 |
| | Caltrans Planning | | Resources Agency |
| | Central Valley Flood Protection Board | | Resources Recycling and Recovery, Department of |
| | Coachella Valley Mtns. Conservancy | | S.F. Bay Conservation & Development Comm. |
| | Coastal Commission | | San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| | Colorado River Board | | San Joaquin River Conservancy |
| X | Conservation, Department of | | Santa Monica Mtns. Conservancy |
| | Corrections, Department of | | State Lands Commission |
| | Delta Protection Commission | | SWRCB: Clean Water Grants |
| X | Education, Department of | | SWRCB: Water Quality |
| | Energy Commission | | SWRCB: Water Rights |
| X | Fish & Game Region # 5 | | Tahoe Regional Planning Agency |
| | Food & Agriculture, Department of | X | Toxic Substances Control, Department of |
| | Forestry and Fire Protection, Department of | | Water Resources, Department of |
| | General Services, Department of | | |
| | Health Services, Department of | | Other: |
| | Housing & Community Development | | Other: |
| X | Native American Heritage Commission | | |

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

Starting Date December 2, 2025 Ending Date January 5, 2026

**Lead Agency (Complete if applicable):**

Consulting Firm: EPD Solutions, Inc
Address: 3333 Michelson Dr #500
City/State/Zip: Irvine, CA 92612
Contact: Tatiana Torres
Phone: (949) 794-1180

Applicant: GLC SFS II LLC
Address: 3333 Michelson Drive, Suite 1050
City/State/Zip: Irvine, CA 92612
Phone: (949) 407-0167

**Signature of Lead Agency Representative:** Vince Velasco Digitally signed by Vince Velasco DN: C=US, E=vincevelasco@santafesprings.gov, O=City of Santa Fe Springs, OU=Community Development Department, CN=Vince Velasco Date: 2025.11.25 13:53:31 -08'00' **Date:** 11/25/25

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