BOARD MEETING DATE: December 1, 2023 AGENDA NO. 13

REPORT: Intergovernmental Review of Environmental Documents and

CEQA Lead Agency Projects

SYNOPSIS: This report provides a listing of environmental documents prepared

by other public agencies seeking review by South Coast AQMD between October 1, 2023 and October 31, 2023, and proposed projects for which South Coast AQMD is acting as lead agency

pursuant to CEQA.

COMMITTEE: Mobile Source, November 17, 2023, Reviewed

RECOMMENDED AC TION:

Receive and file.

Wayne Nastri Executive Officer

SR:MK:MM:BR:SW:ET

Background

The California Environmental Quality Act (CEQA) Statute and Guidelines require public agencies, when acting in their lead agency role, to provide an opportunity for other public agencies and members of the public to review and comment on the analysis in environmental documents prepared for proposed projects. A lead agency is when a public agency has the greatest responsibility for supervising or approving a proposed project and is responsible for the preparation of the appropriate CEQA document.

Each month, South Coast AQMD receives environmental documents, which include CEQA documents, for proposed projects that could adversely affect air quality. South Coast AQMD fulfills its intergovernmental review responsibilities, in a manner that is consistent with the Board's 1997 Environmental Justice Guiding Principles and Environmental Justice Initiative #4, by reviewing and commenting on the adequacy of the air quality analysis in the environmental documents prepared by other lead agencies.

The status of these intergovernmental review activities is provided in this report in two sections: 1) Attachment A lists all of the environmental documents prepared by other public agencies seeking review by South Coast AQMD that were received during the reporting period; and 2) Attachment B lists the active projects for which South Coast AQMD has reviewed or is continuing to conduct a review of the environmental documents prepared by other public agencies. Further, as required by the Board's October 2002 Environmental Justice Program Enhancements for fiscal year (FY) 2002-03, each attachment includes notes for proposed projects which indicate when South Coast AQMD has been contacted regarding potential air quality-related environmental justice concerns. The attachments also identify for each proposed project, as applicable: 1) the dates of the public comment period and the public hearing date; 2) whether staff provided written comments to a lead agency and the location where the comment letter may be accessed on South Coast AQMD's website; and 3) whether staff testified at a hearing.

In addition, the South Coast AQMD will act as lead agency for a proposed project and prepare a CEQA document when: 1) air permits are needed; 2) potentially significant adverse impacts have been identified; and 3) the South Coast AQMD has primary discretionary authority over the approvals. Attachment C lists the proposed air permit projects for which South Coast AQMD is lead agency under CEQA.

Attachment A – Log of Environmental Documents Prepared by Other Public Agencies and Status of Review, and Attachment B – Log of Active Projects with Continued Review of Environmental Documents Prepared by Other Public Agencies

Attachment A contains a list of all environmental documents prepared by other public agencies seeking review by South Coast AQMD that were received pursuant to CEQA or other regulatory requirements. Attachment B provides a list of active projects, which were identified in previous months' reports, and which South Coast AQMD staff is continuing to evaluate or prepare comments relative to the environmental documents prepared by other public agencies. The following table provides statistics on the status of review¹ of environmental documents for the current reporting period for Attachments A and B combined²:

² Copies of all comment letters sent to the lead agencies are available on South Coast AQMD 's website at: http://www.aqmd.gov/home/regulations/ceqa/commenting-agency.

2

¹ The status of review reflects the date when this Board Letter was prepared. Therefore, Attachments A and B may not reflect the most recent upd ates.

Statistics for Reporting Period from October 1, 2023 to October	er 31, 2023
Attachment A: Environmental Documents Prepared by Other Public Agencies and Status of Review	58
Attachment B: Active Projects with Continued Review of Environmental Documents Prepared by Other Public Agencies (which were previously identified in the August 2023, and September 2023 reports)	14
Total Environmental Documents Listed in Attachments A & B	72
Comment letters sent	24
Environmental documents reviewed, but no comments were made	36
Environmental documents currently under going review	12

Staff focuses on reviewing and preparing comments on environmental documents prepared by other public agencies for proposed projects: 1) where South Coast AQMD is a responsible agency under CEQA (e.g., when air permits are required but another public agency is lead agency); 2) that may have significant adverse regional air quality impacts (e.g., special event centers, landfills, goods movement); 3) that may have localized or toxic air quality impacts (e.g., warehouse and distribution centers); 4) where environmental justice concerns have been raised; and 5) which a lead or responsible agency has specifically requested South Coast AQMD review.

If staff provided written comments to a lead agency, a hyperlink to the "South Coast AQMD Letter" is included in the "Project Description" column which corresponds to a notation is in the "Comment Status" column. In addition, if staff testified at a hearing for a proposed project, a notation is also included in the "Comment Status" column. Copies of all comment letters sent to lead agencies are available on South Coast AQMD's website at: http://www.aqmd.gov/home/regulations/ceqa/commenting-agency. Interested parties seeking information regarding the comment periods and scheduled public hearings for projects listed in Attachments A and B should contact the lead agencies for further details as these dates are occasionally modified.

In January 2006, the Board approved the Clean Port Initiative Workplan (Workplan). One action item of the Workplan was to prepare a monthly report describing CEQA documents for projects related to goods movement and to make full use of the process to ensure the air quality impacts of such projects are thoroughly mitigated. In accordance with this action item, Attachments A and B organize the environmental documents received according to the following categories: 1) goods movement projects; 2) schools; 3) landfills and wastewater projects; 4) airports; and 5) general land use projects. In response to the action item relative to mitigation, staff maintains a compilation of mitigation measures presented as a series of tables relative to off-road engines; on-road engines; harbor craft; ocean-going vessels; locomotives; fugitive dust;

and greenhouse gases which are available on South Coast AQMD's website at: http://www.aqmd.gov/home/regulations/ceqa/air-quality-analysis-handbook/mitigation-measures-and-control-efficiencies. Staff will continue compiling tables of mitigation measures for other emission sources such as ground support equipment.

Attachment C – Proposed Air Permit Projects for Which South Coast AQMD is CEQA Lead Agency

The CEQA lead agency is responsible for determining the type of environmental document to be prepared if a proposal requiring discretionary action is considered to be a "project" as defined by CEQA. South Coast AQMD periodically acts as lead agency for its air permit projects and the type of environmental document prepared may vary depending on the potential impacts. For example, an Environmental Impact Report (EIR) is prepared when there is substantial evidence that the project may have significant adverse effects on the environment. Similarly, a Negative Declaration (ND) or Mitigated Negative Declaration (MND) may be prepared if a proposed project will not generate significant adverse environmental impacts, or the impacts can be mitigated to less than significance. The ND and MND are types of CEQA documents which analyze the potential environmental impacts and describe the reasons why a significant adverse effect on the environment will not occur such that the preparation of an EIR is not required.

Attachment C of this report summarizes the proposed air permit projects for which South Coast AQMD is lead agency and is currently preparing or has prepared environmental documentation pursuant to CEQA. As noted in Attachment C, South Coast AQMD is lead agency for three air permit projects during October 2023.

Attachments

- A. Environmental Documents Prepared by Other Public Agencies and Status of Review
- B. Active Projects with Continued Review of Environmental Documents Prepared by Other Public Agencies
- C. Proposed Air Permit Projects for Which South Coast AQMD is CEQA Lead Agency

SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
PROJECT TITLE		DOC.		STATUS
Warehouse & Distribution Centers LAC231010-03 5910 Cherry Avenue Industrial Building Project	The project consists of demolishing eight buildings and constructing a 304,344 square foot warehouse on 14.16 acres. The project is located at 5910 Cherry Avenue and is north to the intersection of Cherry Avenue and East Hungerford Street. https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/LAC231010-03.pdf	Notice of Preparation	City of Long Beach	Comment letter sent on 11/10/2023
	Comment Period: 10/9/2023 - 11/10/2023 Public Hearing: 11/1/2023			
Warehouse & Distribution Centers LAC231010-05 7400 Slauson Avenue Project	The project consists of demolishing 249,579 square feet of existing structures and constructing a 292,029 square foot warehouse on 13.94 acres. The project is located on the southwest corner of Slauson Avenue and Greenwood Avenue. Reference LAC230418-11 and LAC220412-11	Other	City of Commerce	Document reviewed - No comments sent
	Staff previously provided comments on the Draft Environmental Impact Report for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/may-2023/LAC230418-11.pdf . Comment Period: N/A Public Hearing: 10/30/2023			
Warehouse & Distribution Centers	The project consists of constructing a 1,138,638 square foot warehouse and combining eight	Draft	City of Menifee	Comment
RVC231003-01 Motte Business Center; Tentative Parcel Map (TPM) No. 38432 (PLN22-0114), and Plot Plan No. PLN22-0115	parcels into one parcel for a total of 46.33 gross acres. The project is located near the southeast corner of Ethanac Road and Dawson Road.	Environmental Impact Report	City of Monnec	letter sent on 11/9/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/RVC231003-01.pdf			
Warehouse & Distribution Centers	Comment Period: 9/29/2023 - 11/13/2023 Public Hearing: N/A The project consists of constructing a 404,200 square foot warehouse on 20.06 acres. The project	Site Plan	City of Beaumont	Document
RVC231003-02 79 North Logistics Center	is located at 853 East 3rd Street near the southeast corner of East 3rd Street and Maple Avenue. Reference RVC230721-01 Staff previously provided comments on the Site Plan for the project, which can be accessed at:	Sic Hair	City of Beaumont	reviewed - No comments sent
	Starr previously provided comments on the Site Plan for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/august-2023/RVC230721- 01.pdf. Comment Period: 9/29/2023 - 10/19/2023 Public Hearing: 10/19/2023			

Key

- 1. Disposition may change prior to Governing Board Meeting
- 2. Documents received by the CEQA Intergovernmental Review program but not requiring review are not included in this report.

^{# =} Project has potential environmental justice concerns due to the nature and/or location of the project.

SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Warehouse & Distribution Centers RVC231004-03 Redlands West Industrial Project	The project consists of constructing a 301,101 square foot warehouse on 20.14 acres. The project is located near the northwest corner of Redlands Avenue and Placentia Avenue. Reference RVC221213-03 and RVC221108-02 Staff provided comments on the Notice of Intent to Adopt a Mitigated Negative Declaration for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2022/december/RVC221108-02.pdf .	Other	City of Perris	Document reviewed - No Comments sent
	Comment Period: 10/4/2023 - 10/10/2023 Public Hearing: 10/10/2023			
RVC231004-04 Conditional Use Permit No. 22-05023	The project consists of constructing a 396,000 square foot warehouse on 19.16 acres. The project is located on the southwest corner of Mapes Road and Trumble Road. Reference RVC230809-01, RVC230329-04, and RVC220215-04	Final Mitigated Negative Declaration	City of Perris	Document reviewed - No Comments sent
	Comment Period: 10/4/2023 - 10/10/2023 Public Hearing: 10/10/2023			
Warehouse & Distribution Centers	The project consists of combining the existing 13 parcels into a single parcel for development and	Notice of	City of Perris	Comment letter sent
RVC231004-05 Perris DC 11 Project	constructing a 551,922 square foot warehouse. The project is located near the southeast corner of Ramona Expressway and Webster Avenue.	Preparation		on 11/1/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/RVC231004-05.pdf			
	Comment Period: 10/2/2023 - 11/1/2023 Public Hearing: 10/18/2023			
Warehouse & Distribution Centers RVC231025-06 Perris Airport Logistics Center	The project consists of combining three parcels into two parcels to construct a 795,109 square foot warehouse, a 71,961 square foot warehouse, and a trailer storage lot. The project is located at the southeast corner of East Ellis Avenue and Goetz Road.	Notice of Preparation	City of Perris	Under review, may submit comments
	Comment Period: 10/20/2023 - 11/20/2023 Public Hearing: 11/1/2023			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Warehouse & Distribution Centers	The project consists of combining the existing 13 parcels into a single parcel for development and	Recirculated	City of Perris	Under
RVC231025-07 Perris DC 11 Project	constructing a 551,922 square foot warehouse. The project is located near the southeast corner of Ramona Expressway and Webster Avenue. Reference RVC231004-05	Notice of Preparation		review, may submit comments
	Comment Period: 10/20/2023 - 11/20/2023 Public Hearing: 11/1/2023			
Warehouse & Distribution Centers RVC231025-09 Freedom Business Park	The project consists of constructing five warehouses totaling 283,746 square feet on 17.55 acres. The project is located on the northeast corner of Scott Road and Haun Road. Reference RVC210209-01	Site Plan	City of Menifee	Under review, may submit comments
	Staff previously provided comments on the Site Plan for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2021/march/RVC210209-01.pdf . Comment Period: 10/23/2023 - 11/21/2023 Public Hearing: 10/30/2023			
Warehouse & Distribution Centers SBC231011-04 CHIPT Highland 210, LP	The project consists of constructing a 243,323 square foot warehouse on 11.09 acres. The project is located north of 3rd Street, east of Central Avenue, south of 5th Street, and west of Palm Avenue.	Site Plan	City of Highland	Comment letter sent on 10/24/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/SBC231011-04.pdf Comment Period: 10/11/2023 - 10/24/2023 Public Hearing: N/A			
Warehouse & Distribution Centers	The project consists of constructing an 881,826 square foot warehouse on 40.01 acres. The	Draft Subsequent	City of Fontana	Under
SBC231011-05 Hemlock Warehouse Development	project is located near the southeast corner of Hemlock Avenue and Santa Ana Avenue. Reference SBC230301-09	Environmental Impact Report		review, may submit comments
Project	Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/march-2023/SBC230301-09.pdf .			
	Comment Period: 10/10/2023 - 11/27/2023 Public Hearing: 11/7/2023			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Warehouse & Distribution Centers SBC231011-13 MCN No. 22-143; Tentative Parcel Map No. 20710 (TPM No. 23-012); Design Review (DRP) No. 22-064	The project consists of constructing a 747,000 square foot warehouse on 40.01 acres. The project is located near the southeast corner of Hemlock Avenue and Santa Ana Avenue. Reference SBC231011-05 and SBC230301-09 Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/march-2023/SBC230301-09.pdf .	Draft Subsequent Environmental Impact Report	City of Fontana	Under review, may submit comments
	Comment Period: 10/10/2023 - 11/27/2023 Public Hearing: 11/7/2023			
Warehouse & Distribution Centers	The project consists of demolishing 41 residential units and constructing a 490,565 square foot	Final	City of Fontana	Document
SBC231019-01 Poplar South Distribution Center	warehouse on 19.08 acres. The project is located north of Jurupa Avenue, east of Poplar Avenue, south of Santa Ana Avenue, and west of Catawba Avenue. Reference SBC230817-03	Environmental Impact Report		reviewed - No Comments sent
	Comment Period: N/A Public Hearing: N/A			
Industrial and Commercial LAC231012-01 Berth 191-194 (ECOCEM) Low-Carbon Cement Processing Facility Project#	The project consists of constructing a new processing facility that would import raw materials by ship and truck, temporarily store and process them to produce a low-carbon binder, and load third-party trucks that would transport the product to local consumers. The project is located at 100 Yacht Street in Wilmington within the designated AB 617 Wilmington, Carson, West Long Beach community. Comment Period: 10/12/2023- 12/11/2023 Public Hearing: 11/1/2023	Draft Environmental Impact Report	City of Los Angeles Harbor Department	Under review, may submit comments
Industrial and Commercial	The project consists of constructing two 25,000-barrel crude oil storage tanks on six acres. The	Draft	Port of Long Beach	Under
LAC231025-10 World Oil Tank Installation Project#	project is located at 1405 Pier C Street near the northwest corner of Pico Avenue and Pier C Street within Port of Long Beach in the designated AB 617 Wilmington, Carson, West Long Beach community. Reference LAC230131-01, LAC211014-02 and LAC201007-01	Environmental Impact Report		review, may submit comments
	Comment Period: 10/25/2023 - 12/11/2023 Public Hearing: 11/8/2023			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION		TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE			DOC.		STATUS
Industrial and Commercial RVC231018-01 Sunridge Self Storage#	62,979 square feet of self-storage units, 60 uncovered RV storage spaces, 71 covered RV age spaces, and 900 square feet of office uses. The project is located at the end of Tyler Lane, in of Avenue 54, east of Tyler Street, and west of Grapefruit Boulevard within the designated 617 Eastern Coachella Valley community.	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Coachella	Document reviewed - No Comments sent	
	Comment Period: 10/15/2023 - 11/14/2023 Public Hearing:	N/A			
Waste and Water-related LAC231004-09 Trelleborg Sealing Solutions Site	The project consists of a soil vapor extraction activities on a 1.22-acre site to remove volatile organic compounds including trichloroethene and tetrachloroethene. The proj at 2051 East Maple Avenue in El Segundo.		Draft Interim Removal Action Workplan	Department of Toxic Substances Control	Comment letter sent on 10/13/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/LAC23100 Comment Period: 9/28/2023 - 10/27/2023 Public Hearing:	N/A			
Waste and Water-related	The project consists of removing and disposing total petroleum hydrocarbons such as		Draft Removal	Department of	Document reviewed -
LAC231004-10 Draft Removal Action Workplan for the Proposed Warehouse Area and Draft Removal Action Workplan for the Building D Demolition and Site Improvement Area	arsenic, and semi-volatile organic compounds from a 32.55-acre property. The projec 501 South Marengo Avenue in Alhambra.	ct is located at	Action Workplan	Toxic Substances Control	No Comments sent
	Comment Period: 10/2/2023 - 11/1/2023 Public Hearing:	N/A			
Waste and Water-related	The project consists of updating cleanup actions where volatile organic compounds w		Other	Department of	Document reviewed -
LAC231011-06 The Custom Hotel	in soil and conducting further testing which may include residential indoor air testing surrounding area. The project is located at 8639 Lincoln Boulevard in Los Angeles.	g in the		Toxic Substances Control	No Comments sent
	Comment Period: N/A Public Hearing:	N/A			

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 Documents received by the CEQA Intergovernmental Review program but not requiring review are not included in this report.

^{# =} Project has potential environmental justice concerns due to the nature and/or location of the project.

SOUTH COAST AOMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE	PROJECT DESCRIPTION	DOC.	LEAD AGENC I	STATUS
Waste and Water-related LAC231011-07 Ecobat Resources California, Inc.	The project consists of a permit modification to install and operate a compression auger and centrifuge for improving removal of liquids from wrecker material. The project is located at 72 South Seventh Avenue near the northeast corner of South Seventh Avenue and Salt Lake Aven in the City of Industry. Reference LAC230606-03, LAC230418-08, LAC220621-11, LAC220301-09, LAC211001-05 LAC210907-04, LAC210907-03, LAC210427-09, LAC210223-04, LAC210114-07, LAC191 02, and LAC180726-06	nue 5,	Department of Toxic Substances Control	Document reviewed - No Comments sent
	Comment Period: N/A Public Hearing: 11/29/20	023		
Waste and Water-related LAC231018-06 Former Chevron Chemical Additives Site 3344 Medford Street#	The project consists of demolishing all on-site features, grading soil for geotechnical purposes and creating a building pad for future construction. The Interim Remedial Action Plan is proposing procedures and protocols for the segregation, management, and disposal of soil containing elevated contaminants encountered during grading. The project is located at the southwest corner of Medford Street and North Ditman Avenue in Los Angeles within the designated AB 617 East Los Angeles, Boyle Heights, and West Commerce community. Comment Period: 10/13/2023 - 11/13/2023 Public Hearing: N/A	, Interim Remedial Action Plan	California Water Boards	Document reviewed - No Comments sent
Waste and Water-related	The project consists of four cleanup alternatives for evaluation in the Removal Actional	Response to	The Department of	Document
LAC231024-01 Taylor Yard Parcel G1	Workplan: 1) no action done, which leaves the Site's conditions unchanged and cleanup is needed before construction can begin; 2) the contaminated soil would be used to plant crops chosen to remove contaminants from shallow soil; 3) excavation and relocation of contaminate soil, which requires storage and maintenance for a prolonged period of time; and 4) excavation and off-site disposal of contaminated soil. The project is located near the northeast corner of S Route 2 and the Los Angeles River in Los Angeles. Reference LAC230405-12 Staff previously provided comments on the Draft Removal Action Workplan for the project,	1	Toxic Substances Control	reviewed - No Comments sent
	which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/may-2023/LAC230405-12.pdf .			
	Comment Period: N/A Public Hearing: N/A			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Waste and Water-related LAC231025-13 Integral Partners Funding Site (Former Hellman Property)#	The project consists of removing residual petroleum hydrocarbons and volatile organic compounds to protect occupants and nearby residents. The project is located at the northeast corner of Victoria Avenue and Central Avenue in Carson within the designated AB 617 Wilmington, Carson, West Long Beach community.	Draft Removal Action Workplan	Department of Toxic Substances Control	Under review, may submit comments
	Comment Period: 10/20/2023 - 11/20/2023 Public Hearing: N/A			
Waste and Water-related	The project consists of constructing tertiary treatment facilities within the existing Water	Notice of	Coachella Valley	Comment letter sent
RVC231018-05 Water Reclamation Plant No. 4 Non- Potable Water Improvements Project#	Reclamation Plant No. 4 plant site to enable production of up to 10 million gallons per day of non potable recycled water for irrigation. The project is located southeast of Avenue 62 on Filmore Street in the City of Thermal within the designated AB 617 Eastern Coachella Valley community.	- Preparation	Water District	on 11/7/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/RVC231018-05.pdf			
	Comment Period: 10/12/2023 - 11/13/2023 Public Hearing: 11/1/2023			
Waste and Water-related	The project consists of constructing a new booster pump station and 1,209 linear feet of 12-inch	Notice of Intent	Eastern Municipal	Comment letter sent on
RVC231025-11 Steeplechase and Kalmia Booster Pump Station Project	pipeline. The project is located south of Kalmia Avenue and west of Kayal Avenue in Moreno Valley.	to Adopt a Mitigated Negative Declaration	Water District	11/15/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/RVC231025-11.pdf			
	Comment Period: 10/23/2023 - 11/21/2023 Public Hearing: N/A			
Waste and Water-related	The project consists of ongoing activities of collection and analysis of soil gas samples from wells		Department of	Under
RVC231025-12 Stringfellow Superfund Site	that have exceedances of volatile organic compound concentrations above residential screening levels on 17 acres. The project is located at 3400 Pyrite Street near the southeast corner of Pyrite Street and Mission Boulevard in Jurupa Valley. Reference RVC221025-07, RVC210204-07, RVC191010-06, RVC181023-09, RVC171025-06, RVC150814-02, and RVC140319-01	Update	Toxic Substances Control	review, may submit comments
	Comment Period: N/A Public Hearing: 10/25/2023			

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^{# =} Project has potential environmental justice concerns due to the nature and/or location of the project.

SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Waste and Water-related SBC231004-02 Chino Basin Wastewater Optimum Basin Management Program Update	The proposed project consists of developing policies and programs to guide water management, monitoring, reporting, and treatment with a planning horizon of 2050. The project encompasses 235 square miles within the Upper Santa Ana River Watershed and is bounded by the San Gabriel Mountains to the north, Interstate 15 to the west, Santa Ana River to the south, and the areas of Puente Hills and City of Chino Hills to the east. Reference SBC200409-04 and SBC200213-02	Recirculated Draft Subsequent Environmental Impact Report	Inland Empire Utilities Agency	Document reviewed - No Comments sent
	Comment Period: 9/27/2023 - 11/13/2023 Public Hearing: N/A			
Waste and Water-related	The project consists of a proposed cleanup plan at a 27.25-acre site to address areas of soil and	Draft Removal	Department of	Comment
SBC231004-11 Eco Cleaners Cleanup Project	soil vapor contaminated with volatile organic compounds. The project is bounded by Highway 71 to the north and east, Chino Hills Parkway to the south, and Pipeline Avenue to the west in San Bernardino.	Action Workplan	Toxic Substances Control	letter sent on 11/7/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/SBC231004-11.pdf			
	Comment Period: 10/9/2023 - 11/8/2023 Public Hearing: N/A			
Utilities	The project consists of constructing an 80-megawatt Battery Energy Storage System project. The	Initial	City of Wildomar	Comment
RVC231011-01 Chiquito Battery Energy Storage Facility Project (PA 22-0026)	project is located north of the intersection of Clinton Keith Road and Grand Avenue.	Study/Mitigated Negative Declaration		on 11/1/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/RVC231011-01.pdf			
	Comment Period: 10/4/2023 - 11/2/2023 Public Hearing: N/A			
Institutional (schools, government, etc.)	The project consists of demolishing six buildings and 12 portables and constructing five new	Notice of	Santa Monica-	Document reviewed -
LAC231004-08 Roosevelt Elementary School Campus Master Plan Project	buildings totaling 33,700 square feet. The project also includes one building addition and renovating three buildings and outdoor areas. The project is located at 801 Montana Avenue, which is bordered by 9th Street to the north, Montana Avenue to the east, Lincoln Boulevard to the south, and Alta Avenue to the west in Santa Monica. Reference LAC230913-10	Preparation	Malibu Unified School District	No Comments sent
	Comment Period: 9/11/2023 - 10/20/2023 Public Hearing: 9/27/2023			

- Disposition may change prior to Governing Board Meeting
 Documents received by the CEQA Intergovernmental Review program but not requiring review are not included in this report.

^{# =} Project has potential environmental justice concerns due to the nature and/or location of the project.

PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
	DOC.		STATUS
	DOC.		STATUS
The project consists of constructing three buildings totaling 23,700 square feet on 4.75 acres. The project is located at 1780 Orchard Heights Avenue pear the southeast corner of Brookside	Site Plan	City of Beaumont	Document reviewed -
			No
Reference RVC230712-01			Comments
Comment Period: 9/29/2023 - 10/12/2023 The project consists of improving field lighting around the perimeter of the beschell, softhall	Pavisad Draft	Palm Springs	Document
			reviewed - No
of Rattler Road and East Ramon Road in Rancho Mirage.	Environmental	District	
Reference RVC151125-02	Impact Report		Comments sent
Comment Period: 10/4/2023 - 11/20/2023 Public Hearing: 12/12/2023			
			Document reviewed -
		Park	No
Datewood Street and West Welled Avenue.	Negative Declaration		Comments sent
Comment Period: 10/5/2023 - 10/24/2023 Public Hearing: 11/8/2023			
The project consists of rezoning and changing the land use designation, converting the existing	Other	City of Malibu	Document reviewed -
			No
Pacific Coast Highway and 22762 Pacific Coast Highway.			Comments sent
Comment Period: 10/18/2023 - 11/6/2023 Public Hearing: 11/6/2023			
	The project is located at 1780 Orchard Heights Avenue near the southeast corner of Brookside Avenue and Orchard Heights Avenue. Reference RVC230712-01 Comment Period: 9/29/2023- 10/12/2023 The project consists of improving field lighting around the perimeter of the baseball, softball, soccer, and practice fields. The project is located at 31001 Rattler Road near the northwest corner of Rattler Road and East Ramon Road in Rancho Mirage. Reference RVC151125-02 Comment Period: 10/4/2023- 11/20/2023 The project consists of renovating and expanding a hotel from 33,768 square feet to 37,712 square feet on 1.23 acres. The project is located at 14624 Dalewood Street near the southwest corner of Dalewood Street and West Merced Avenue. Comment Period: 10/5/2023- 10/24/2023 The project consists of rezoning and changing the land use designation, converting the existing non-conforming use motel and adjacent private gym into a bed and breakfast inn, and converting the office space in an existing building into a new guest suite. The project is located at 22752 Pacific Coast Highway and 22762 Pacific Coast Highway.	The project is located at 1780 Orchard Heights Avenue near the southeast corner of Brookside Avenue and Orchard Heights Avenue. Reference RVC230712-01 Comment Period: 9/29/2023-10/12/2023 The project consists of improving field lighting around the perimeter of the baseball, softball, soccer, and practice fields. The project is located at 31001 Rattler Road near the northwest corner of Rattler Road and East Ramon Road in Rancho Mirage. Reference RVC151125-02 Comment Period: 10/4/2023-11/20/2023 The project consists of renovating and expanding a hotel from 33,768 square feet to 37,712 square feet on 1.23 acres. The project is located at 14624 Dalewood Street near the southwest corner of Dalewood Street and West Merced Avenue. Notice of Intent to Adopt a Mitigated Negative Declaration Comment Period: 10/5/2023-10/24/2023 Public Hearing: 11/8/2023 The project consists of rezoning and changing the land use designation, converting the existing non-conforming use motel and adjacent private gym into a bed and breakfast inn, and converting the office space in an existing building into a new guest suite. The project is located at 22752 Pacific Coast Highway and 22762 Pacific Coast Highway.	The project is located at 1780 Orchard Heights Avenue near the southeast comer of Brookside Avenue and Orchard Heights Avenue. Reference RVC230712-01 Comment Period: 9/29/2023-10/12/2023 The project consists of improving field lighting around the perimeter of the baseball, softball, soccer, and practice fields. The project is located at 31001 Rattler Road near the northwest corner of Rattler Road and East Ramon Road in Rancho Mirage. Reference RVC151125-02 The project consists of renovating and expanding a hotel from 33,768 square feet to 37,712 square feet on 1.23 acres. The project is located at 14624 Dalewood Street near the southwest corner of Dalewood Street and West Merced Avenue. Notice of Intent to Adopt a Mitigated Negative Declaration Comment Period: 10/5/2023-10/24/2023 The project consists of rezoning and changing the land use designation, converting the existing non-conforming use motel and adjacent private gym into a bed and breakfast inn, and converting the office space in an existing building into a new guest suite. The project is located at 22752 Pacific Coast Highway and 22762 Pacific Coast Highway.

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Retail RVC231024-03 PP2019-0222, CUP2017-0010, CUP2019-0037, CUP2019-0038, PM2019-0006 (PM37440), PLAN2022-0791	The project consists of subdividing 12.39 acres into seven parcels and one remainder parcel located on the northwest corner of Oak Valley Parkway and Beaumont Avenue. The project also consists of constructing a 42,897 square feet commercial shopping center with seven buildings including an 18,000 square feet retail building, four restaurants, a carwash, and a gas station with a 3,130 square feet convenience store. The project is located on the northwest corner of Oak Valley Parkway and Beaumont Avenue. https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/RVC231024-03.pdf	Site Plan	City of Beaumont	Comment letter sent on 11/2/2023
	Comment Period: 10/24/2023- 11/2/2023 Public Hearing: 11/2/2023			
Retail RVC231025-08 Master Plot Plan (PEN22-0238) and Conditional Use Permit (PEN22-0176)	The project consists of constructing an eight-island fueling station, six vehicle charging stations, a 7,400 square foot convenience store, and a 1,790 square foot carwash. The project is located at the northwest corner of Iris Avenue and Oliver Street. Comment Period: 10/13/2023 - 11/1/2023 Public Hearing: N/A	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Moreno Valley	Document reviewed - No Comments sent
General Land Use (residential, etc.)	The project consists of demolishing an existing 36,160 square foot building and constructing a	Notice of Intent	City of Los Angeles	Document
LAC231011-12 7035 Laurel Canyon Project	357,751 square foot mixed-use building containing 243 residential units and 5,126 square feet for commercial uses.	to Adopt a Mitigated Negative Declaration	ony or 2007 migores	reviewed - No Comments sent
	Comment Period: 10/5/2023 - 11/6/2023 Public Hearing: N/A			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
General Land Use (residential, etc.) LAC231012-02 Fourth and Central Project	The project consists of demolishing and adaptively reusing a cold storage facility to construct 1,521 residential units, 411,113 square feet of office uses, 101,088 square feet of restaurant uses, and a hotel on 7.6 acres. The project is located at 400 South Central Avenue on the southeast corner of Central Avenue and Fourth Street. Reference LAC220310-03 Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2022/april/LAC220310-03.pdf . Comment Period: 10/12/2023 - 11/27/2023 Public Hearing: N/A	Draft Environmental Impact Report	City of Los Angeles	Under review, may submit comments
General Land Use (residential, etc.) LAC231025-03 16949-16955 Sherman Way Project	The project consists of demolishing existing structures, constructing 179 residential units, and constructing 4,500 square feet of commercial use. The project is located at 16949-16955 West Sherman Way.	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Los Angeles	Document reviewed - No Comments sent
General Land Use (residential, etc.) ORC231011-09 El Camino Specific Plan	Comment Period: 10/12/2023-11/1/2023 Public Hearing: N/A The project consists of constructing 95 residential units totaling 107,499 square feet, 27,457 square feet of commercial use, 2,607 square feet of retail use, and 45,000 square feet of recreational use. The project is located near the southeast corner of State Route 74 and El Camino Real Street. Reference ORC210824-02 https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/ORC231011-09.pdf	Notice of Preparation	City of San Juan Capistrano	Comment letter sent on 11/2/2023
	Comment Period: 10/3/2023 - 11/2/2023 Public Hearing: 10/12/2023			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
General Land Use (residential, etc.) ORC231018-03 Newport Village Mixed-Use Project	The project consists of constructing 198 residential units, 63,000 square feet of commercial uses, a plaza and boardwalk, and subterranean parking spaces on 9.4 acres. The project is located near the southwest corner of Cliff Drive and Kings Road. Reference ORC191108-02 Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-	Notice of Preparation	City of Newport Beach	Document reviewed - No Comments sent
General Land Use (residential, etc.)	Comment Period: 10/12/2023 - 11/13/2023 Public Hearing: 10/25/2023 The project consists of subdividing 18.36 acres and constructing 55 residential units. The project	Final Mitigated	City of Moreno	Document
RVC231004-01 Tentative Tract Map 38264 (PEN22-013) Conditional Use Permit (PEN22-0014) Variance (PEN23-0013)	is located near the southeast corner of Cottonwood Avenue and Quincy Street. Reference RVC230906-10	Negative Declaration	Valley	reviewed - No Comments sent
	Comment Period: 10/4/2023 - 10/12/2023 Public Hearing: 10/12/2023			
General Land Use (residential, etc.) RVC231004-07 PLN23-20043 - Magnolia Ranch	The project consists of subdividing a single 10-acre lot and site planning of 41 residential lots and three lettered lots. The project is located north of Orange Street, east of Quarter Horse Drive, south of Schleisman Road, and west of Scholar Way.	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Eastvale	Document reviewed - No Comments sent
	Comment Period: 10/4/2023 - 10/18/2023 Public Hearing: 10/18/2023			
General Land Use (residential, etc.) RVC231010-01 MA23251 – PAR23011 Pre-Application for New Development of Mobile Home Park	The project consists of constructing 49 residential units on approximately 0.5 acre. The project is located at 6166 Dodd Street on the northeast corner of Dodd Street and Limonite Avenue.	Site Plan	City of Jurupa Valley	Document reviewed - No Comments sent
	Comment Period: 10/6/2023 - 10/24/2023 Public Hearing: N/A			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
General Land Use (residential, etc.)	The project consists of constructing 391 residential units on 75.2 acres, a 199,874 square foot	Notice of	City of Jurupa	Document
RVC231010-02 Emerald Acres Specific Plan	retail building, a 6.6-acre park, 230.3 acres of landscape conservation, 3.2 acres of recreation areas, and 2.2 acres of multi-use trail. The project boundaries include Florida Avenue to the north, unincorporated Riverside County to the east, Stowe Road to the south, and Calvert Avenue to the west in Hemet.	Preparation	Valley	reviewed - No Comments sent
	Comment Period: 10/9/2023 - 11/8/2023 Public Hearing: 11/6/2023			
General Land Use (residential, etc.)	The project consists of future development of mixed use commercial and residential units on 8.31	Site Plan	City of Jurupa	Document
RVC231010-04 MA23276 PAR23013	acres. The project is located at 8531 Mission Boulevard near the northeast corner of Agate Street and Mission Boulevard.		Valley	reviewed - No Comments sent
General Land Use (residential, etc.)	Comment Period: 10/10/2023 - 10/23/2023 Public Hearing: N/A The project consists of constructing 326 residential units on 13.61 acres. The project is located	Other	City of Menifee	Document
RVC231024-02	on the southeast corner of Newport Road and Evans Road.	o uno		reviewed -
PLN23-0185 PP, PLN23-186 CUP, PLN23-0187 PM				No Comments sent
	Comment Period: 10/20/2023 - 11/14/2023 Public Hearing: 11/21/2023			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
General Land Use (residential, etc.) RVC231025-01 Menifee Valley Specific Plan	The project consists of constructing 1,718 residential units, 275.5 acres of business park uses, 32.1 acres of commercial uses, 33.3 acres of public facilities, 19.6 acres of roadway improvements, and 44.5 acres of open space on 590.3 acres. The project is located on the northeast corner of Matthews Road and Menifee Road. Reference RVC220308-07, RVC211015-01, RVC190821-04, and RVC180823-02 Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2022/march/RVC220308-07.pdf.	Draft Environmental Impact Report	City of Menifee	Under review, may submit comments
	Comment Period: 10/19/2023 - 12/4/2023 Public Hearing: N/A			
General Land Use (residential, etc.) SBC231004-06 TTM No. 20402 - Canyon Ranch	The project consists of subdividing 21.6 acres into 27 residential lots, 0.4 acre of detention basin, 1.6 acres of open space, and a total of 22,393 square feet of landscaping. The project is located near the northeast corner of San Timoteo Canyon Road/Nevada Street and San Timoteo Canyon Road.	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Redlands	Document reviewed - No Comments sent
	Comment Period: 9/27/2023 - 10/26/2023 Public Hearing: N/A			
General Land Use (residential, etc.) SBC231011-03 TTM No. 20528 - Pioneer Tract	The project consists of requesting approval of Tentative Tract Map 20528 to allow for future development of 117 two-story motor court homes. The project is located at the northeast corner of West Pioneer Avenue and State Route 210.	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Redlands	Document reviewed - No Comments sent
	Comment Period: 10/4/2023 - 11/2/2023 Public Hearing: N/A			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE	TROJECT DESCRIPTION	DOC.	LEAD MODING I	STATUS
General Land Use (residential, etc.) SBC231018-02 TTM No. 20571 - Madera at Citrus Trail Residential Project	The project consists of subdividing 9.01 acres and constructing 103 residential units. The project is located on the northwest corner of Colton Avenue and Wabash Avenue.	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Redlands	Document reviewed - No Comments sent
	Comment Period: 10/12/2023 - 11/14/2023 Public Hearing: N/A			
Plans and Regulations LAC231018-04 Los Angeles County South Bay Area Plan#	The project consists of amending the General Plan and Title 22 code regulations, which will establish goals and policies to address local land use concerns and issues. The project is located on the southwest portion of the County including the following unincorporated communities: Alondra Park/El Camino Village, Del Aire/Wiseburn, Hawthorne Island, La Ramble, Lennox, West Carson, and Westfield/Academy Hills within the designated AB 617 Wilmington, Carson, West Long Beach community.	Notice of Preparation	Los Angeles County	Document reviewed - No Comments sent
	Comment Period: 10/18/2023 - 11/2/2023 Public Hearing: 11/2/2023			
Plans and Regulations	The project consists of establishing a comprehensive and long-range planning strategy that	Notice of Intent	City of La Mirada	Document reviewed -
LAC231025-02 City of La Mirada 2021-2029 Housing Element Update General Plan Amendment 2023-1	addresses the City's Regional Housing Needs Assessment for future development of 1,962 residential units. The project is located throughout the City of La Mirada.	to Adopt a Mitigated Negative Declaration		No Comments sent
	Comment Period: 10/11/2023 - 11/15/2023 Public Hearing: 11/16/2023			
Plans and Regulations	The project consists of redeveloping the Specific Plan to maintain TVC as a studio use and to	Other	City of Los Angeles	Document reviewed -
LAC231025-05 Television City (TVC) 2050 Project	modernize and enhance production facilities. The project is located on the southeast corner of Beverly Boulevard and Fairfax Avenue. Reference LAC220715-02			No Comments sent
	Staff previously provided comments on the Draft Environmental Impact Report for the project, which can be accessed at: https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2022/september/LAC220715-02.pdf .			
	Comment Period: N/A Public Hearing: N/A			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Plans and Regulations ORC231011-11 Local Coastal Program Amendment No. PA2022-0219	The project consists of amending Implementation Plan including deleting "Conversion or Demolition of Affordable Housing", creating a coastal development permit exemption for tentative parcel maps, clarifying references to State law, and clarifying the definition of "Code." The project is located in the City of Newport Beach.	Draft Local Coastal Program Amendment	City of Newport Beach	Document reviewed - No Comments sent
Plans and Regulations	Comment Period: N/A Public Hearing: 10/19/2023	Other	Ct. CT	Document
ORC231025-04 Zoning Ordinance Amendment 23-1250, Local Coastal Program Amendment 23- 1251, and General Plan Amendment 23- 1350	The project consists of amending portions of the Laguna Beach Municipal Code, Local Coastal Program, and General Plan in accordance with State housing laws and the City's Housing Element. The project is located throughout the City of Laguna Beach.	oulei	City of Laguna Beach	reviewed - No Comments sent
	Comment Period: 10/25/2023- 11/1/2023 Public Hearing: 11/1/2023			
Plans and Regulations RVC231017-01 Vernola Ranch Specific Plan Project	The project consists of constructing 1,576 residential units on 153 acres. The project is located on the southwest corner of Bellegrave Avenue and Pats Ranch Road. Reference RVC221214-01 and RVC210630-01 Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/january-2023/RVC221214-01.pdf .	Draft Environmental Impact Report	City of Jurupa Valley	Document reviewed - No Comments sent
	Comment Period: 10/16/2023 - 11/30/2023 Public Hearing: N/A			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Plans and Regulations LAC230927-05 Harbor LA Community Plans Update#	The project consists of amending the General Plan Land Use Maps, adopting several zoning ordinances, and rezoning all parcels to apply development standards. The project encompasses the communities of Harbor Gateway and Wilmington-Harbor City that are bounded by Interstate 105 to the north, Interstate 710 to the east, State Route 47 to the south, and City of Torrance to the west within the designated AB 617 Wilmington, Carson, West Long Beach community. Reference LAC190814-03 Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2019/september/LAC190814-03.pdf .	Draft Environmental Impact Report	City of Los Angeles	Under review, may submit comments
	Comment Period: 9/21/2023 - 11/20/2023 Public Hearing: 11/9/2023			
RVC230901-01 Rubidoux Commerce Park	The project consists of constructing five industrial buildings totaling 1,184,102 square feet on 80.8 acres. The project is located on the southeast corner of Montana Avenue and 25th Street. Reference RVC211021-01, RVC201201-05, and RVC190903-14 http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/RVC230901-01.pdf	Recirculated Draft Environmental Impact Report	City of Jurupa Valley	Comment letter sent on 10/9/2023
	Comment Period: 8/22/2023 - 10/9/2023 Public Hearing: N/A			
Warehouse & Distribution Centers RVC230905-01 Majestic Freeway Business Center Phase II - Plot Plan 220003 (Building 18), Plot Plan 220008 (Building 13), Plot Plan 220009 (Building 17), and Plot Plan 220015 (Buildings 14A and 14B)	The project consists of constructing five warehouses totaling 1,280,183 square feet on 70.37 acres. The project is located on four separate plot plan applications within Mead Valley: the northwest corner of Martin Street and Harvill Avenue, the northwest corner of Perry Street and Harvill Avenue, the northeast corner of Harvill Avenue and America's Tire Drive, and the southwest corner of Peregrine Way and Harvill Avenue. Reference RVC220803-01	Draft Environmental Impact Report	County of Riverside	Comment letter sent on 10/13/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/RVC230905-01.pdf			
	Comment Period: 8/31/2023 - 10/16/2023 Public Hearing: N/A			

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF	LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Warehouse & Distribution Centers RVC230913-03 OLC3 Ramona Expressway and Perris Boulevard Commercial Warehouse	The project consists of constructing a 774,419 square foot warehouse, 21,825 square feet of strip retail plaza use, and three restaurants totaling 23,175 square feet on 36 acres. The project is located near the northeast corner of Perris Boulevard and Ramona Expressway. Reference RVC220712-06 Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/RVC230913-03.pdf	Draft Environmental Impact Report	City of Perris	Comment letter sent on 10/20/2023
	Comment Period: 9/8/2023 - 10/23/2023 Public Hearing: N/A			
Warehouse & Distribution Centers RVC230913-11 Bay & Day Commerce Center (PEN 23-0074, PEN 23-0075, PEN 23-0076)	The project consists of constructing a 193,745 square foot warehouse building, consolidating existing parcels into a single legal parcel of 9.6 acres, and amending the zoning designation from "Business Park" to "Light Industrial." The project is located near the southwest corner of Day Street and Bay Avenue.	Notice of Preparation	City of Moreno Valley	Comment letter sent on 10/5/2023
	http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/RVC230913-11.pdf			
Warehouse & Distribution Centers RVC230927-09 Legacy Highlands	Comment Period: 9/13/2023 - 10/5/2023 Public Hearing: 9/20/2023 The project consists of subdividing 1,414.66 acres, amending the General Plan land use designation, annexing 1,431.66 acres into the City limits, and pre-zoning for 1,431.66 acres. The project also consists of a Specific Plan to allow for 10,023,800 to 20,228,000 square feet of industrial use, 143,000 square feet of commercial use, and 602.26 acres of open space on 1,431.66 acres. The project is located near the southeast corner of State Route 60 and Potrero Boulevard. Reference RVC221115-09, RVC220913-04, RVC220809-07 and RVC220601-06 https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/RVC230927-09.pdf Comment Period: 9/27/2023 - 10/19/2023 Public Hearing: N/A	Site Plan	City of Beaumont	Comment letter sent on 10/14/2023
Warehouse & Distribution Centers RVC230927-10 Ethanac Logistics Center Project	The project consists of constructing a 412,348 square foot warehouse on 20 acres and improving offsite storm drain facilities and roadways. The project is located on the northeast corner of Trumble Road and Ethanac Road. https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/RVC230927-10.pdf Comment Period: 9/22/2023 - 10/23/2023 Public Hearing: 10/18/2023	Notice of Preparation	City of Perris	Comment letter sent on 10/23/2023

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SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION		LEAD AGENCY	COMMENT
PROJECT TITLE		DOC.		STATUS
Warehouse & Distribution Centers	The project consists of constructing a 176,200 square foot warehouse on 9.46 acres. The project is		Riverside County	Comment
RVC230927-12	located on the southeast of Placentia Avenue and Tobacco Road in Perris.	Review		letter sent
Pre-Application Review No. 230068 (PAR230068)				on 10/4/2023
	http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/RVC230927-12.pdf			
	Comment Period: 9/27/2023 - 10/4/2023 Public Hearing: 10/5/2023			
	The project consists of the following two options on a 30.11 acre-site: 1) demolishing 175,685	Revised Notice of	City of Rancho	Comment
El Camino Project (Primary Case File No. DRC2023-00067)	square feet of existing structures and constructing 992,331 square feet of buildings; or 2) demolishing 237,895 square feet of existing structures, redeveloping 32,890 square feet of remaining structures, and constructing a 40,085 square foot beverage distribution facility. The project is located near the northeast corner of Haven Avenue and 6th Street. Reference SBC230823-07	Preparation	Cucamonga	letter sent on 10/14/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/SBC230920-09.pdf			
	Comment Period: 9/14/2023 - 10/14/2023 Public Hearing: 9/28/2023			
	The project consists of increasing the permitted daily maximum tonnage of waste received at the	Notice of	County of Orange	Comment
Increase in Maximum Daily Operations	Landfill from 4,000 tons per day (TPD) to 8,000 TPD and allowing 36 operational emergency days on which the 8,000 TPD limit could be exceeded on 1,530 acres. The project is located at 32250 La Pata Avenue near the southeast corner of La Pata Avenue and Stallion Ridge in San Juan Capistrano.	Preparation	Waste & Recycling	letter sent on 10/27/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/ORC230927-11.pdf Comment Period: 9/27/2023 - 10/27/2023 Public Hearing: N/A			
Waste and Water-related	The project consists of demolishing an existing intake pump station, static mixers, a clarifier, and	Notice of Intent	Elsinore Valley	Comment
DVC230020 11	a chemical feed area. The project also consists of constructing an intake pump station, static	to Adopt a	Municipal Water	letter sent on
Canyon Lake Water Treatment Plant	mixers and sedimentation/flocculation basins, associated equipment, pump stations, and chemical and maintenance buildings. The project borders the City of Lake Elsinore on the southern end of Canyon Lake and is located in Canyon Lake.	Mitigated Negative Declaration	District	10/12/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/RVC230920-11.pdf			
	Comment Period: 9/13/2023 - 10/12/2023 Public Hearing: N/A			
	The project consists of constructing a utility-scale solar photovoltaic electrical generating and	Preliminary	United States	Comment
	storage facility. The project is located in Riverside County, near the northeast corner of Kaiser Road and Oasis Road in Desert Center.	Review	Bureau of Land Management	letter sent on 10/13/2023
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/RVC230927-01.pdf			
	Comment Period: 9/27/2023 - 10/15/2023 Public Hearing: 10/4/2023			1

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- 2. Documents received by the CEQA Intergovernmental Review program but not requiring review are not included in this report.

^{# =} Project has potential environmental justice concerns due to the nature and/or location of the project.

SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
PROJECT TITLE		DOC.		STATUS
Institutional (schools, government, etc.)	The project consists of constructing 540,750 square feet of commercial building space, 450,000	Notice of	City of Ontario	Comment
SBC230920-10	square feet of stadium space, and 272,000 square feet of parking structures. The project is located near the northeast corner of Vineyard Avenue and Chino Avenue.	Preparation		letter sent on 10/14/2023
Ontario Regional Sports Complex	hear the northeast corner of vineyard Avenue and Chino Avenue.			10/14/2023
Subsequent Environmental Impact				
Report				
	https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/SBC230920-10.pdf			
	Comment Period: 9/15/2023 - 10/16/2023 Public Hearing: 9/27/2023			
General Land Use (residential, etc.)	The project consists of demolishing an existing 38,545 square foot commercial building and	Notice of	City of Anaheim	Comment
LAC230906-16	constructing 348 residential units and 476,777 square feet of commercial uses on approximately	Preparation		letter sent
Maribel Transit Priority Project	22.48 acres. The project boundaries are multi-family residences to the north, Cloverdale Avenue to the east, Wilshire Boulevard to the south, and Cochran Avenue to west.			on 10/1/2023
	http://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/LAC230906-16.pdf			
	Comment Period: 8/31/2023 - 10/2/2023 Public Hearing: N/A			

= Project has potential environmental justice concerns due to the nature and/or location of the project.

- 1. Disposition may change prior to Governing Board Meeting
- Documents received by the CEQA Intergovernmental Review program but not requiring review are not included in this report. 2.

ATTACHMENT C PROPOSED AIR PERMIT PROJECTS FOR WHICH SOUTH COAST AQMD IS CEQA LEAD AGENCY THROUGH OCTOBER 31, 2023

PROJECT DESCRIPTION	PROPONENT	TYPE OF DOCUMENT	STATUS	CONSULTANT
Quemetco is proposing to modify existing South Coast AQMD permits to allow the facility to recycle more batteries and to eliminate the existing daily idle time of the furnaces. The proposed project will increase the rotary feed drying furnace feed rate limit from 600 to 750 tons per day and increase the amount of total coke material allowed to be processed. In addition, the project will allow the use of petroleum coke in lieu of or in addition to calcined coke, and remove one existing emergency diesel-fueled internal combustion engine (ICE) and install two new emergency natural gas-fueledICEs.		Environmental Impact Report (EIR)	The Draft EIR was released for a 124-day public review and comment period from October 14, 2021 to February 15, 2022 and approximately 200 comment letters were received. Staff held two community meetings, on November 10, 2021 and February 9, 2022, which presented an overview of the proposed project, the CEQA process, detailed analysis of the potentially significant environmental topic areas, and the existing regulatory safeguards. Written comments submitted relative to the Draft EIR and oral comments made at the community meetings, along with responses will be included in the Final EIR which is currently being prepared by the consultant. After the Draft EIR public comment and review period closed, Quemetco submitted additional applications for other permit modifications which are also being evaluated by staff.	Trinity Consultants
Sunshine Canyon Landfill is proposing to modify its South Coast AQMD permits for its active landfill gas collection and control system to accommodate the increased collection of landfill gas. The proposed project will: 1) install two new low emission flares with two additional 300-horsepower electric blowers; and 2) increase the landfill gas flow limit of the existing flares.	Sunshine Canyon Landfill	Subsequent Environmental Impact Report (SEIR)	South Coast AQMD staff reviewed and provided comments on the preliminary air quality analysis, health risk assessment (HRA), and Preliminary Draft SEIR which are currently being addressed by the consultant.	SCS Engineers
Tesoro is proposing to modify its Title V permit to: 1) add gas oil as a commodity that can be stored in three of the six new crude oil storage tanks at the Carson Crude Terminal (previously assessed in the May 2017 Final EIR); and 2) drain, clean and decommission Reservoir 502, a 1.5 million barrel concrete lined, wooden-roof topped reservoir used to store gas oil.	Tesoro Refining & Marketing Company, LLC (Tesoro)	Addendum to the Final Environmental Impact Report (EIR) for the May 2017 Tesoro Los Angeles Refinery Integration and Compliance Project (LARIC)	The consultant provided a Preliminary Draft Addendum, which is undergoing South Coast AQMD staff review.	Environmental Audit, Inc.