

BOARD MEETING DATE: August 1, 2025

AGENDA NO. 18

REPORT: Mobile Source Committee

SYNOPSIS: The Mobile Source Committee held a hybrid meeting on Friday, June 20, 2025. The following is a summary of the meeting.

RECOMMENDED ACTION:  
Receive and file.

Chair Vanessa Delgado, Committee Chair  
Mobile Source Committee

SLR:ja

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### **Call to Order**

Chair Delgado called the meeting to order at 9:00 a.m.

### **Roll Call**

#### **Committee Members**

Present: Chair Vanessa Delgado, Committee Chair  
Mayor Pro Tem Larry McCallon  
Mayor Pro Tem Carlos Rodriguez

Absent: Supervisor Holly J. Mitchell, Committee Vice Chair  
Supervisor V. Manuel Perez  
Councilmember Nithya Raman

For additional details, please refer to the [Webcast](#).

#### **INFORMATIONAL ITEMS (Items 1-2):**

##### **1. Update on Proposed Rule 2304 – Commercial Marine Ports**

Ian MacMillan, Assistant Deputy Executive Officer, Planning, Rule Development and Implementation, provided an update on Proposed Rule 2304. For additional details, please refer to the [Webcast](#) beginning at 00:02:42.

Mayor Pro Tem Rodriguez inquired about updates on the utilities' energy capacity forecasting to support PR 2304. Mr. MacMillan replied that the utilities will be presenting to the committee this year on their energy capacity planning efforts.

Chair Delgado also commented that the goal of PR 2304 is to assess energy capacity at the Ports and utilities' ability to provide the capacity is critical.

Mayor Pro Tem McCallon inquired if the infrastructure plan development involves utilities and requires their approvals. Mr. MacMillan responded that PR 2304 does not apply to utilities, but Ports are expected to coordinate with utilities for infrastructure planning. For additional details, please refer to [Webcast](#) beginning at 00:20:00.

There were eight public comments, five supported the proposed rule, and three expressed concerns with the proposed rule.

The following commenters supported adoption of the proposed rule, emphasizing the importance of public health and requesting additional references to emission reductions, more opportunities for community input during rule implementation, and inclusion of aggressive timelines in the proposed rule.

Chris Chavez, Coalition for Clean Air

Fernando Gaytan, Earthjustice

Fernando Marquez Duarte, People's Collective for Environmental Justice

Cristhian Tapia, Pacific Environment

Yassi Kavezade, T.H.E. Impact Project

For additional details, please refer to the [Webcast](#) beginning at 00:28:21.

Thomas Jelenic, Pacific Merchant Shipping Association, requested that staff hold community meetings in hybrid format and expressed concern about the potential complex process of CEQA and associated timelines in the proposed rule. For additional details, please refer to the [Webcast](#) beginning at 00:30:20.

The following commenters also expressed similar comments as Mr. Jelenic, requesting sufficient time for consideration of staff's responses to comments, and expressed support for an agreement approach instead of a rule.

Artie Mandel, Port of Los Angeles

Eleanor Torres, Port of Long Beach

For additional details, please refer to the [Webcast](#) beginning at 00:33:35. Chair Delgado, Mayor Pro Tem Rodriguez, and Mayor Pro Tem McCallon requested that staff hold community meetings in hybrid format.

Mayor Pro Tem McCallon inquired whether PR 2304 would incorporate in its timeline the CEQA process. Mr. MacMillan responded that PR 2304 does incorporate time to conduct CEQA, and requires annual reporting to verify compliance. Executive Officer Nastri and Barbara Baird, Chief Deputy Counsel, added that enforcement will follow similar processes for noncompliance with other rules pursuant to the California Health and Safety Code. Executive Officer Nastri also commented that staff is equipped to implement the proposed rule and ensure port infrastructure development moves forward. For additional details, please refer to [Webcast](#) beginning at 00:51:35.

## **2. Update on AB 2766 Annual Report**

Lane Garcia, Program Supervisor, Planning, Rule Development and Implementation, provided an update on the AB 2766 Annual Report. For additional details, please refer to the [Webcast](#) beginning at 00:58:56.

Mayor Pro Tem McCallon asked what a typical land use project is. Staff explained that the category can be used to describe land-use planning and guideline development but also includes the construction of pedestrian facilities and provided some recent project examples. For additional details, please refer to the [Webcast](#) beginning at 01:07:10.

Harvey Eder, Public Solar Power Coalition, commented on infrastructure and solar projects and the process of CEQA and project guidance.

Mayor Pro Tem Rodriguez asked if we have a set of best practices for the jurisdictions regarding project cost-effectiveness. Mr. Garcia explained that staff guides cities towards cost effective projects, and that cost effectiveness is not a requirement for the program but a recommendation. Staff provided an example of how long-term projects, such as building pedestrian or bicycle infrastructure might not show immediate large-scale emissions reductions compared to shorter term projects but can lead to behavior changes that do reduce emissions over the long term. Mayor Pro Tem Rodriguez commented that he would be interested in seeing guidance materials offline so that he can provide them to the Orange County Council of Government jurisdictions.

## **WRITTEN REPORTS (Items 3-5):**

### **3. Rule 2305 Implementation Status Report: Warehouse Actions and Investments to Reduce Emissions (WAIRE) Program**

This item was received and filed.

**4. Rule 2202 Activity Report: Rule 2202 Summary Status Report**

This item was received and filed.

**5. Intergovernmental Review of Environmental Documents and CEQA Lead Agency Projects**

This item was received and filed.

**OTHER MATTERS:**

**6. Other Business**

There was no other business to report.

**7. Public Comment Period**

Mr. Eder referred to a study that there has been an increase in Carbon Dioxide and Nitrous Oxide over the last 12 years and expressed support for the use of Solar Technology. For additional details, please refer to the [Webcast](#) beginning at 01:15:21.

**8. Next Meeting Date**

The next regular Mobile Source Committee meeting is scheduled for Friday, August 15, 2025 at 9:00 a.m.

**Adjournment**

The meeting adjourned at 10:25 a.m.

**Attachments**

1. Attendance Record
2. Rule 2305 Implementation Status Report: Warehouse Actions and Investments to Reduce Emissions (WAIRE) Program
3. Rule 2202 Activity Report: Rule 2202 Summary Status Report – Written Report
4. Intergovernmental Review of Environmental Documents and CEQA Lead Agency Projects – Written Report

## **ATTACHMENT 1**

### **SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT MOBILE SOURCE COMMITTEE MEETING**

**Attendance – June 20, 2025**

Senator (Ret.) Vanessa Delgado .....	South Coast AQMD Board Member
Mayor Pro Tem Larry McCallon .....	South Coast AQMD Board Member
Mayor Pro Tem Carlos Rodriguez .....	South Coast AQMD Board Member
Chuck Hahn .....	Board Consultant (Nguyen)
Sandra Hernandez .....	Board Consultant (Delgado)
Guillermo Gonzalez .....	Board Consultant (Perez)
Jackson Guze .....	Board Consultant (Raman)
Loraine Lundquist .....	Board Consultant (Mitchell)
Debra Mendelsohn .....	Board Consultant (McCallon/Rodriguez)
Whitney Amaya .....	EYCEJ
Leah Bates .....	Public Member
Sarah Baumann .....	POLB
Tom Cappucci .....	UPRR
Chris Chavez .....	Coalition for Clean Air
Curtis Coleman .....	Southern CA Air Quality Alliance
Amber Coluso .....	POLA
Natalie Delgado-Carrillo .....	CCEJN
Kiera Dixon .....	Ramboll
Harvey Eder .....	Public Solar Power Coalition
Fernando Gaytan .....	Earthjustice
Jacob Goldberg .....	POLB
Adrian Granda .....	POLB
Michelle Grubbs .....	PMSA
Lori Huddleston .....	Metro
Thomas Jelenic .....	PMSA
Brian Johsz .....	City of Chino Hills
Yassi Kavezade .....	RMI
Bill LaMarr .....	CSBA
Artie Mandel .....	POLA
Fernando Marquez Duarte .....	PCEJ
Gracyna Mohabir .....	EnviroVoters
Michael Ohanlon .....	Public Member
Cristhian Tapia .....	Pacific Environment
Heather Tomley .....	POLB
Eleanor Torres .....	POLB
Nina Turner .....	POLB
Andrea Vidaurre .....	PCEJ
Peter Whittingham .....	WPAA
Debra Ashby .....	South Coast AQMD Staff

Barbara Baird .....	South Coast AQMD Staff
Monica Fernandez-Neild .....	South Coast AQMD Staff
Bayron Gilchrist .....	South Coast AQMD Staff
De Groeneveld .....	South Coast AQMD Staff
Ilynne Guarin .....	South Coast AQMD Staff
Aaron Katzenstein .....	South Coast AQMD Staff
Brandee Keith .....	South Coast AQMD Staff
Angela Kim .....	South Coast AQMD Staff
Daniel Kim .....	South Coast AQMD Staff
Ricky Lai .....	South Coast AQMD Staff
Howard Lee .....	South Coast AQMD Staff
Paul Macias .....	South Coast AQMD Staff
Ian MacMillan .....	South Coast AQMD Staff
Terrence Mann .....	South Coast AQMD Staff
Ron Moskowitz .....	South Coast AQMD Staff
Ghislain Muberwa .....	South Coast AQMD Staff
Susan Nakamura .....	South Coast AQMD Staff
Wayne Nastri .....	South Coast AQMD Staff
Charlene Nguyen .....	South Coast AQMD Staff
Robert Paud .....	South Coast AQMD Staff
Marissa Poon .....	South Coast AQMD Staff
Sarah Rees .....	South Coast AQMD Staff
Melina Tisopulos .....	South Coast AQMD Staff
Brian Tomasovic .....	South Coast AQMD Staff
Carolina Vargas .....	South Coast AQMD Staff
Mei Wang .....	South Coast AQMD Staff
Jessica Wei .....	South Coast AQMD Staff
Vicki White .....	South Coast AQMD Staff



South Coast  
Air Quality Management District  
21865 Copley Drive, Diamond Bar, CA 91765  
(909) 396-2000, [www.aqmd.gov](http://www.aqmd.gov)

**Rule 2305 Implementation Status Report:**  
**Warehouse Actions and Investments to Reduce Emissions (WAIRE) Program**

*April 1, 2025 to May 31, 2025*

**1. Implementation and Outreach Activities:**

Activity	Since Last Report	Since Rule Adoption
Calls and Emails to WAIRE Program Hotline (909-396-3140) and Helpdesk ( <a href="mailto:waire-program@aqmd.gov">waire-program@aqmd.gov</a> )	849	17,259
Views of Compliance Training Videos (outside of webinars)	15,173	45,461
Notices Sent to Email Subscribers with Information About WAIRE Program Resources	0	108,449
Visits to <a href="http://www.aqmd.gov/waire">www.aqmd.gov/waire</a>	4,593	99,215
Warehouse Locations Visited In-Person	541	4,404
Presentations to Stakeholders*	2	151

\*METTRANS International Urban Freight Conference and Advanced Clean Transportation Expo.

**2. Highlights of Recent Implementation and Enforcement Activities**

- A total of 1,712 Annual WAIRE Reports (AWRs) were submitted by warehouse operators for the first two compliance periods (2022 and 2023) as of May 31, 2025. To date, a total of about 622,809 WAIRE Points have been earned across all options in the two compliance periods, far exceeding the total WAIRE Points Compliance Obligation of about 170,249 Points reported by these entities. The excess points may be banked by the warehouse operators for future compliance.
- For the most recent 2024 compliance period, a total of 1,377 Annual WAIRE Reports (AWRs) were submitted by warehouse operators as of May 31, 2025. These warehouse operators earned a total of about 588,345 WAIRE Points across all WAIRE Menu options during this compliance period, which far exceeds the total reported WAIRE Points Compliance Obligation of 205,557 points.
- As of May 31, 2025, warehouse operators reported approximately \$55.6 million in mitigation fees (approximately 55,552 mitigation fee points earned). Mitigation fee points represent about 4.6% of all WAIRE points earned.
- Since December 2023, 702 Notice of Violations (NOVs) have been issued to warehouse operators for failure to submit required reports by the due date. Approximately 330 warehouses have contacted South Coast AQMD directly in response to the NOVs issued,

and staff are providing compliance assistance as needed. Approximately 315 facilities have subsequently filed the required reports.

### 3. Summary of Reporting Rates

The table below includes estimates of the reporting rates for the AWRs received by warehouse operators in the first three compliance years of rule implementation<sup>1</sup>. This table shows “anticipated reports”, which is an estimate of AWRs based on warehouse operators identified through Rule 2305 reporting and CoStar data through August 2024<sup>2</sup>. Based on reported information, we estimate about 81% of entities with at least 100,000 square feet of indoor floor space need to earn WAIRE Points and submit an AWR, with the remaining 19% only required to submit limited information in an Initial Site Information Report. As additional reports are received, this estimate is subject to change. The table shows the number of warehouse operators that are anticipated to earn points. Reporting rates will increase through time in response to ongoing staff outreach and enforcement efforts.

**AWR Reporting Rate Summary\***

<b>Compliance Year</b>	<b>2022</b>	<b>2023</b>		<b>2024</b>		
<b>Phase</b>	<b>Phase 1</b>	<b>Phase 1</b>	<b>Phase 2</b>	<b>Phase 1</b>	<b>Phase 2</b>	<b>Phase 3</b>
<b>AWRs Received</b>	660	646	406	624	415	338
<b>Anticipated AWRs</b>	1,408	1,408	1,287	1,408	1,287	1,661
<b>Reporting Rate</b>	47%	46%	32%	44%	32%	20%

\* Reporting rates as of May 31, 2025. The reports received totals do not include the following: operators not subject to AWR reporting, voluntary AWRs submitted by warehouse facility owners, warehouse operators who submitted an early action AWR prior to their first AWR due date, and a small number of AWRs submitted in error.

<sup>1</sup> Subject to auditing by South Coast AQMD.

<sup>2</sup> These numbers exclude those operators that are not required to earn WAIRE Points.





# South Coast Air Quality Management District

21865 Copley Drive, Diamond Bar, CA 91765-4182  
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## Rule 2202 Summary Status Report

Activity for January 1, 2025 – May 31, 2025

Employee Commute Reduction Program (ECRP)	
# of Submittals:	107

Emission Reduction Strategies (ERS)	
# of Submittals:	21

Air Quality Investment Program (AQIP) Exclusively		
County	# of Facilities	\$ Amount
Los Angeles	35	\$ 122,152
Orange	3	\$ 8,038
Riverside	0	\$ 0
San Bernardino	4	\$ 63,272
<b>TOTAL:</b>	<b>42</b>	<b>\$ 193,462</b>

ECRP w/AQIP Combination		
County	# of Facilities	\$ Amount
Los Angeles	0	\$ 0
Orange	0	\$ 0
Riverside	0	\$ 0
San Bernardino	0	\$ 0
<b>TOTAL:</b>	<b>0</b>	<b>\$ 0</b>

### Total Active Sites as of May 31, 2025

ECRP (AVR Surveys)			TOTAL Submittals w/Surveys	AQIP	ERS	TOTAL
ECRP <sup>1</sup>	AQIP <sup>2</sup>	ERS <sup>3</sup>				
479	6	11	496	97	720	1,313
36.6%	0.6%	0.8%	38.0%	7.0%	55.0%	100% <sup>4</sup>

### Total Peak Window Employees as of May 31, 2025

ECRP (AVR Surveys)			TOTAL Submittals w/Surveys	AQIP	ERS	TOTAL
ECRP <sup>1</sup>	AQIP <sup>2</sup>	ERS <sup>3</sup>				
386,657	1,600	1,774	390,031	14,245	286,063	690,339
56.0%	0.2%	0.3%	56.5%	2.0%	41.5%	100% <sup>4</sup>

- Notes:**
1. ECRP Compliance Option.
  2. ECRP Offset (combines ECRP w/AQIP). AQIP funds are used to supplement the ECRP AVR survey shortfall.
  3. ERS with Employee Survey to get Trip Reduction credits. Emission/Trip Reduction Strategies are used to supplement the ECRP AVR survey shortfall.
  4. Totals may vary slightly due to rounding.

BOARD MEETING DATE: August 1, 2025

AGENDA NO.

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 May 1, 2025 and May 31, 2025, and proposed projects for  
which South Coast AQMD is acting as lead agency pursuant to  
CEQA.

COMMITTEE: Mobile Source, June 20, 2025, Reviewed

RECOMMENDED ACTION:  
Receive and file.

Wayne Nastri  
Executive Officer

SR:MK:BR:SW:ET:DC

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### **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 review<sup>1</sup> of environmental documents for the current reporting period for Attachments A and B combined<sup>2</sup>:

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<sup>1</sup> The status of review reflects the date when this Board Letter was prepared. Therefore, Attachments A and B may not reflect the most recent updates.

<sup>2</sup> 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>.

<b>Statistics for Reporting Period from May 1, 2025 to May 31, 2025</b>	
<b>Attachment A:</b> Environmental Documents Prepared by Other Public Agencies and Status of Review	83
<b>Attachment B:</b> Active Projects with Continued Review of Environmental Documents Prepared by Other Public Agencies (which were previously identified in the April 2025 report)	6
<b>Total Environmental Documents Listed in Attachments A &amp; B</b>	<b>89</b>
<i>Comment letters sent</i>	8
<i>Environmental documents reviewed, but no comments were made</i>	67
<i>Environmental documents currently undergoing review</i>	14

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, then a hyperlink to the “South Coast AQMD Letter” is included in the “Project Description” column which corresponds to a notation in the “Comment Status” column. In addition, if staff testified at a hearing for a proposed project, then a notation is 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 four air permit projects during May 2025.

### **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

**DRAFT VERSION**  
**ATTACHMENT A**  
**ENVIRONMENTAL DOCUMENTS PREPARED BY OTHER PUBLIC AGENCIES AND STATUS OF REVIEW**  
**May 1, 2025 to May 31, 2025**

<u>SOUTH COAST AQMD LOG-IN NUMBER</u>	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
PROJECT TITLE				
<b><i>Warehouse &amp; Distribution Centers</i></b>	The project consists of improving and expanding an existing cold storage facility by adding a new two-story, 65-foot tall, 281,899 square foot facility and 71,331 square foot freezer. The existing 27,157 square freezer will be demolished and altered. The project is located at 142 Coil Avenue in Los Angeles and is within the designated AB617 Wilmington, Carson, and West Long Beach community.	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Los Angeles	Document reviewed - No comments sent
<b>LAC250501-01</b> KPAC Coil Avenue Freezer Expansion Project#	Comment Period: 4/24/2025 - 5/27/2025 Public Hearing: N/A			
<b><i>Warehouse &amp; Distribution Centers</i></b>	The project consists of constructing a 517,437 square foot warehouse on 26.47 acres. The project is located at 4000 Via Oro Avenue on the northeast corner of West Carson Street and Via Oro Avenue in Long Beach within the designated AB 617 Wilmington, Carson, and West Long Beach community.	Other	City of Long Beach	Under review, may submit comments
<b>LAC250521-02</b> Intex Corporate Office and Fulfillment Center#	Staff previously provided comments on the Notice of Availability of a Draft Environmental Impact Report, which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/september-2024/lac240801-04-draft-eir-intex-corporate-office-and-fulfillment-center-project.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/september-2024/lac240801-04-draft-eir-intex-corporate-office-and-fulfillment-center-project.pdf</a> and <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/may-2023/LAC230418-06.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/may-2023/LAC230418-06.pdf</a> .  References: LAC250409-03; LAC240801-04; and LAC230418-06  Comment Period: N/A Public Hearing: 6/10/2025			

**Key:**

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

LAC = Los Angeles County, ORC = Orange County, RVC = Riverside County, SBC = San Bernardino County, ALL = All counties within the South Coast AQMD jurisdiction, and ODP =

Project located outside of South Coast AQMD jurisdiction

**Project Notes:**

- 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.

**ATTACHMENT A**  
**ENVIRONMENTAL DOCUMENTS PREPARED BY OTHER PUBLIC AGENCIES AND STATUS OF REVIEW**  
**May 1, 2025 to May 31, 2025**

<u>SOUTH COAST AQMD LOG-IN NUMBER</u> PROJECT TITLE	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
<b><i>Warehouse &amp; Distribution Centers</i></b> <b>ORC250506-07</b> DJT4 Parcel Delivery Facility Project (Amazon Parcel Delivery Facility Project)	The project consists of demolishing an existing 637,503 square foot office building, surface parking, and associated landscape areas and constructing a new industrial warehouse consisting of 181,500 square foot parcel delivery facility building. The 31.6-acre site is located at 275 Valencia Avenue in Brea.  Staff previously provided comments on the Notice of Availability of a Draft Environmental Impact Report, which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/december-2024/orc241106-09-deir-djt4-parcel-delivery-facility-project.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/december-2024/orc241106-09-deir-djt4-parcel-delivery-facility-project.pdf</a> .  References: ORC241106-09 and ORC230719-13  Comment Period: N/A Public Hearing: 5/13/2025	Other	City of Brea	Document reviewed - No comments sent
<b><i>Warehouse &amp; Distribution Centers</i></b> <b>RVC250501-05</b> PP2024-0052	The project consists of amending Plot Plan No. 04-PP-18 to add a 457,444 square foot single-story warehouse building and associated improvements within the Rolling Hills Ranch Industrial Park Specific Plan (Crossroads Logistics Center). No variances or amendments to the approved specific Plan or Plot Plan conditions of approval are requested. The project is located at 1022 Prosperity Way in Beaumont.  Comment Period: N/A Public Hearing: N/A	Other	City of Beaumont	Document reviewed - No comments sent

**Key:**

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**ATTACHMENT A**  
**ENVIRONMENTAL DOCUMENTS PREPARED BY OTHER PUBLIC AGENCIES AND STATUS OF REVIEW**  
**May 1, 2025 to May 31, 2025**

SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
<b>Warehouse &amp; Distribution Centers</b>	The project consists of two warehouses where Building 1 will be 105,326 square feet and Building 2 will be 292,715 square feet. Additional improvements include a parking lot, loading docks, ornamental landscaping, associate onsite infrastructure, and construction of offsite street improvements, and an 11-foot tall screen wall along the flood channel and entries to screen the truck court from public view. The project is located south of Ethanac Road, east of Evans Road, west of Barnet Road, and north of McLaughlin Road, within Meniffee.	Other	City of Meniffee	Document reviewed - No comments sent
<b>RVC250502-09</b> Northern Gateway Logistics Center	Staff previously provided comments on the Notice of Availability of a Draft Environmental Impact Report, which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/july-2024/rvc240612-05-deir-northern-gateway-logistics-center-project.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/july-2024/rvc240612-05-deir-northern-gateway-logistics-center-project.pdf</a> and <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/july-2023/RVC230628-05.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/july-2023/RVC230628-05.pdf</a> .  Staff previously provided comments on the Notice of Preparation, which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/january-2023/RVC230117-05.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/january-2023/RVC230117-05.pdf</a>  References: RVC240612-05; RVC230628-05 and RVC230117-05  Comment Period: N/A    Public Hearing: 5/14/2025			
<b>Warehouse &amp; Distribution Centers</b>	The project consists of constructing a 185,912 square foot warehouse with concrete tilt-up, non-refrigerated warehouse on 9.62 acres of vacant land with related landscaping, drainage basin, and parking, and 0.90 acre for public right-of-way improvements to be built along Tobacco Road and Placentia Avenue. The project is located north of Water Avenue, south of Placentia Avenue, west of Harvill Avenue and east of Tobacco Road in the City of Riverside.	Negative Declaration	County of Riverside	Document reviewed - No comments sent
<b>RVC250507-03</b> Thrifty Oil North Business Center	Comment Period: 5/2/2025 - 5/21/2025    Public Hearing: N/A			

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<b><i>Warehouse &amp; Distribution Centers</i></b> <b>RVC250527-04</b> Newcastle Arrow Route Project	The project consists of demolishing two non-operational and unoccupied industrial buildings that are approximately 157,221 square feet and 20,000 square feet, respectively, and a 100-space surface parking lot and constructing, operating, and maintaining one concrete tilt-up industrial warehouse building with approximately 334,776 gross square feet of floor area on 14.8 acres. The project is located at 12459 Arrow Route in Rancho Cucamonga.  Comment Period: 5/22/2025 - 7/8/2025 Public Hearing: N/A	Draft Environmental Impact Report	City of Rancho Cucam onga	Under review, may submit comments
<b><i>Warehouse &amp; Distribution Centers</i></b> <b>RVC250528-02</b> First Industrial Logistics at Harley Knox Indian Project	The project consists of merging seven parcels and constructing a 549,786 square foot warehouse on 25 acres with high-cube warehouse distribution uses, solar-ready rooftop panels, 10,000 square feet of office and mezzanine uses, and 94 dock doors on the north side of the building. The project also includes infrastructure, appurtenances, associated parking areas, and associated 1.1-acre off-site improvements. The project is located at the northwest corner of Harley Knox Boulevard and Indian Avenue in Perris.  Comment Period: 5/30/2025 - 6/30/2025 Public Hearing: N/A	Notice of Preparation	City of Perris	Under review, may submit comments
<b><i>Warehouse &amp; Distribution Centers</i></b> <b>SBC250521-07</b> Sierra Distribution Facility Project	The project consists of constructing a 398,514 square foot warehouse on 18.3 acres. The project would provide 125 parking stalls, 71 trailer stalls, 10 trailer tandem stalls, and 37 tractor trailer stalls. The project is located on the northeast corner of the intersection of Sierra Avenue and Clubhouse Drive and is bounded to the north and south by existing warehouse industrial buildings, to the east by Mango Avenue and a landfill, and to the west by Sierra Avenue and residential development, in Fontana.  Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/may-2023/SBC230405-03.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/may-2023/SBC230405-03.pdf</a> .  Reference SBC230405-03  Comment Period: N/A Public Hearing: N/A	Final Environmental Impact Report	City of Fontana	Under review, may submit comments

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<b><i>Industrial and Commercial</i></b> <b>LAC250506-02</b> Sea Ranch Business Park Project	The 53-acre project consists of: 1) splitting one parcel on the southeast portion of the site into 10 new parcels; 2) demolishing and removing existing uses, and developing 10 new light industrial buildings ranging in size between 57,472 square feet and 124,265 square feet, for a total of 938,681 square feet; 3) installing landscaping, hardscaping, parking, vehicular access; 4) making circulation and infrastructure improvements; and 5) constructing a new sewer line and new stormwater outfalls. The project is located in the Seal Beach Oil Field and Long Beach's Methane Gas Zone at 6801 2nd Street in Long Beach.  <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/lac250506-02.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/lac250506-02.pdf</a>  Comment Period: 5/2/2025 - 6/2/2025 Public Hearing: N/A	Notice of Preparation Environmental Impact Report	City of Long Beach	Comment letter sent on 5/30/2025
<b><i>Industrial and Commercial</i></b> <b>LAC250521-03</b> Playa Vista Public Storage Redevelopment Project	The project consists of constructing new mixed-use buildings with approximately 82,324 square feet of floor area on 0.57-acre including 3,959 square feet of retail uses and 78,365 square feet of mini-warehouses uses. The project is located at 12681 West Jefferson Boulevard in Los Angeles.  Staff previously provided comments on the Notice of Preparation for the project, which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2019/april/LAC190402-01.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2019/april/LAC190402-01.pdf</a>  Reference: LAC190402-01  Comment Period: 5/22/2025 - 6/23/2025 Public Hearing: N/A	Mitigated Negative Declaration	City of Los Angeles	Under review, may submit comments
<b><i>Industrial and Commercial</i></b> <b>ORC250513-05</b> Harbinger Motors	The project consists of constructing a 10,338 square foot mezzanine for additional office space within an existing approximately 173,000 square foot (gross floor area) warehouse. The project is located at 12821 Knott Street in Garden Grove.  <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/orc250513-05.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/orc250513-05.pdf</a>  Comment Period: 5/13/2025 - 6/2/2025 Public Hearing: 6/3/2025	Notice of Intent to Adopt an Initial Study/Negative Declaration	City of Garden Grove	Comment letter sent on 5/28/2025

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<b><i>Industrial and Commercial</i></b>  <b>RVC250521-06</b> MA23090-SDP23053	The project consists of constructing a new 76,700 square foot industrial building. The project is located at 2240 Fleetwood Drive in Jurupa Valley.   Comment Period: 5/21/2025 - 6/12/2025 Public Hearing: N/A	Site Plan	City of Jurupa Valley	Document reviewed - No comments sent
<b><i>Warehouse &amp; Distribution Centers</i></b>  <b>RVC250522-03</b> The Heritage Valley Business Center	The project consists of constructing a concrete tilt-up building totaling 829,755 square feet, which includes 10,000 square feet of office space, approximately 503 automobile parking spaces, and approximately 258 truck trailer parking spaces, associated facilities. Improvements include loading dock doors, on-site landscaping, and related on-site and off-site improvements (roadway improvements, sewer, storm drain, and utilities). The project is bounded by McLaughlin Road to the south, Ethanac Road to the north, Sherman Road to the east, and Trumble Road to the west in Menifee.  Reference: RVC241001-02   Comment Period: 5/23/2025 - 6/23/2025 Public Hearing: N/A	Draft Environmental Impact Report	City of Menifee	Under review, may submit comments

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PROJECT TITLE				
<i>Industrial and Commercial</i>	The project consists of constructing a 25,750-square foot building on five acres and a 14,139-square foot building on 10 acres, and designating 9.6 acres for the sale and rental of commercial trailers – all on a site totaling 25.6 gross acres which is comprised of two vacant parcels bisected by East Frontage Road. The project is located northeast of Interstate 215 and Placentia Avenue interchange, between Walnut Avenue to the north and Placentia Avenue to the south in Perris.	Other	City of Perris	Under review, may submit comments
RVC250527-02 The Barker Business Park	Staff previously provided comments on the Mitigated Negative Declaration, which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/april-2025/rvc250319-01.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/april-2025/rvc250319-01.pdf</a> .  References: RVC250319-01; RVC200825-01; RVC200611-28 and RVC190924-01  Comment Period: N/A                      Public Hearing: 6/4/2025			
<i>Industrial and Commercial</i>	The project consists of expanding a beverage distribution facility on a three-acre site by: 1) constructing up to 1,054,541 square feet of new manufacturing, light industrial, office uses, a four-story parking structure, a solar energy and battery storage system, and a cogeneration system during two phases of construction on the northern and southern portions of the site; and 2) demolishing a 62,210 square foot warehouse on the northern portion. The project is comprised of eight contiguous assessor parcels and bounded by 7th Street to the north, Utica Avenue to the east, 6th Street to the south, and Haven Avenue to the west. The project is located in the southern area of Rancho Cucamonga.	Notice of Availability of a Draft Environmental Impact Report	City of Rancho Cucamonga	Under review, may submit comments
SBC250502-10 El Camino Project	Staff previously provided comments on the Draft Environmental Impact Report, which can be viewed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/SBC230920-09.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/october-2023/SBC230920-09.pdf</a> .  References: SBC230823-10 and SBC230920-09  Comment Period: 4/29/2025 - 6/13/2025                      Public Hearing: N/A			

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<i>Waste and Water-related</i>	<p>The project consists of a constructing a regional water recycling facility that would produce high quality water to refill underground reservoirs for use in the event of an earthquake or other emergency that disrupts imported water supplies. The project is located at 24501 South Figueroa Street on the northwest corner of South Figueroa Street and West Lomita Boulevard in Carson and encompasses unincorporated areas of Los Angeles, Orange, and San Bernardino counties in the designated AB 617 Wilmington, Carson, West Long Beach community.</p> <p>Staff previously provided comments for the Draft Environmental Impact Report which can be viewed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2022/november/LAC221004-04.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2022/november/LAC221004-04.pdf</a>.</p> <p>Reference: LAC221004-04</p> <p>Comment Period: 5/14/2025 - 7/14/2025      Public Hearing: N/A</p>	Initial Project Consultation	Metropolitan Water District of Southern California	Document reviewed - No comments sent
<b>LAC250501-03</b> Pure Water Southern California#				
<i>Waste and Water-related</i>	<p>The project consists of a cleaning up polychlorinated biphenyls and volatile organic compound at the 2.5-acre industrial area site. The project is located at 6900 Stanford Avenue in Los Angeles and within the designated AB617 South Los Angeles and Southeast Los Angeles community.</p> <p>Comment Period: 4/30/2025 - 5/1/2025      Public Hearing: N/A</p>	Other	Department of Toxic Substances Control (DTSC)	Document reviewed - No comments sent
<b>LAC250502-01</b> Community Survey: General Electric Property#				

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<b><i>Waste and Water-related</i></b>	The project consists of replacing two 750-gallon reactors (K-3 and K-24) due to worn out liners. The project is located at 15524 Carmenita Road, in Santa Fe Springs.  Reference: LAC230322-04  Comment Period: N/A Public Hearing: N/A	Other	Department of Toxic Substances Control (DTSC)	Document reviewed - No comments sent
<b>LAC250506-03</b> Heraeus Precious Metals - Hazardous Waste Facility Permit Modification				
<b><i>Waste and Water-related</i></b>	The project consists of constructing a 0.7-mile sewer line that would begin on an overbank adjacent to the north line of the Santa Clara River and south of State Route 14 and includes: 1) making additional minor modifications and adjustments to the access road; 2) aligning the multipurpose trail; 3) modifications to the soil cement bank protection to include rock slope protection in three locations; 4) removing the exposed portions of nine manholes from within the Santa Clara River channel; and 5) installing new access banks from the Santa Clara River to the manhole locations. The majority of the project is located in an undeveloped area to the north of Santa Clara River and along the northern bank of the Santa Clara River. A portion of the project is located along Sand Canyon Road and terminates near existing commercial uses east of the right-of-way. The project encompasses 2.5 acres located in the eastern portion of Santa Clarita.  References: LAC240417-06; LAC240328-02; LAC240306-01; LAC230308-0; LAC140221-01 and LAC161201-01  Comment Period: 5/9/2025 - 6/9/2025 Public Hearing: N/A	Addendum to the Initial Study/Mitigated Negative Declaration	Santa Clarita Valley Water Agency	Document reviewed - No comments sent
<b>LAC250512-01</b> Sand Canyon Sewer Relocation Project				
<b><i>Waste and Water-related</i></b>	The project consists of cleaning up volatile organic compounds including tetrachloroethene and trichloroethene. A Removal Action Plan will be prepared and implemented to address these issues. The project site is located at 2330 Pontius Avenue in Los Angeles.  Comment Period: 5/12/2025 - 6/2/2025 Public Hearing: N/A	Community Survey	Department of Toxic Substances Control (DTSC)	Document reviewed - No comments sent
<b>LAC250513-01</b> Community Survey - Pontius				

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<b><i>Waste and Water-related</i></b> <b>LAC250513-02</b> Class 1 Permit Notification Pacific Resource Recovery Services#	The project consists of a request for a Class 1 Permit Modification to: 1) provide notification of the intended replacement of two existing tanks (T-59, T-61) with new tanks built to the same design standards; 2) install a mixer on one of its tanks; 3) update a list of equipment subject to air emissions standards in the facilities permit application; 4) request removal of a permit condition that is no longer need because its terms have been satisfied; and 5) correct typographical and administrative errors . The project is located at 3150 East Pico Boulevard in Los Angeles and within the designated AB 617 East Los Angeles, Boyle Heights, and West Commerce community.  Reference: LAC241002-08  Comment Period: N/A Public Hearing: N/A	Other	Department of Toxic Substances Control (DTSC)	Document reviewed - No comments sent
<b><i>Waste and Water-related</i></b> <b>LAC250514-02</b> Arroyo Seco Water Reuse Project	The project consists of developing two regional stormwater capture and treatment facilities in the Lower Arroyo Seco Channel adjacent to the Arroyo Seco Channel (the Channel) at: 1) the northern, San Rafael Site which is situated in southwest of the San Rafael Avenue overpass of the Channel; and 2) the southern, San Pascual Site which is situated southeast of the San Pascual Avenue overpass of the Channel and on the east side of the Channel. The project is located in Pasadena and South Pasadena. Reference: LAC231201-12  Comment Period: 5/15/2025 - 6/13/2025 Public Hearing: N/A	Notice of Preparation of a Draft Environmental Impact Report	City of Pasadena	Under review, may submit comments
<b><i>Waste and Water-related</i></b> <b>LAC250515-01</b> Pure Water Southern California Program#	The project consists of a constructing regional water recycling facility that would be capable of producing high quality water to refill underground reservoirs for use in the event of an earthquake or other emergency that disrupts imported water supplies. The project is located at 24501 South Figueroa Street on the northwest corner of South Figueroa Street and West Lomita Boulevard in Carson and encompasses unincorporated areas of Los Angeles, Orange, and San Bernardino counties in the designated AB 617 Wilmington, Carson, West Long Beach community.  Staff previously provided comments for the Draft Environmental Impact Report, which can be viewed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2022/november/LAC221004-04.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2022/november/LAC221004-04.pdf</a>  Reference: LAC250501-03 and LAC221004-04  Comment Period: 5/14/2025 - 7/14/2025 Public Hearing: N/A	Draft Environmental Impact Report	The Metropolitan Water District of Southern California	Under review, may submit comments

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<i>Waste and Water-related</i> <b>LAC250520-01</b> Coca Cola Montebello Site	The project consists of a cleaning up the Coca Cola Montebello Site to remove volatile organic compounds from the soil, soil vapor and groundwater. The project is located at 666 Union Street in Montebello.  Comment Period: 5/20/2025 - 6/20/2025 Public Hearing: N/A	Other	Department of Toxic Substances Control (DTSC)	Document reviewed - No comments sent
<i>Waste and Water-related</i> <b>LAC250520-02</b> Norwalk-Koontz-Florence SFS	The project consists of cleaning up the Norwalk-Koontz-Florence SFS facility to remove tetrachlorethylene, trichlorethylene, and other volatile organic compounds from the soil, soil vapor and groundwater. The project is located at 10801 Norwalk Boulevard in Santa Fe Springs.  Comment Period: 5/20/2025 - 6/6/2025 Public Hearing: N/A	Other	Department of Toxic Substances Control (DTSC)	Document reviewed - No comments sent
<i>Waste and Water-related</i> <b>LAC250528-01</b> Community Survey – BCI Coca-Cola Bottling Company of Los Angeles	The project consists of conducting a community survey of the Interim Remedial Action Plan for the former BCI Coca-Cola Bottling Company of Los Angeles. The site has been found to have elevated levels of volatile organic compounds. The 9.47-acre site is located at 1334 South Central Avenue in Los Angeles.  Comment Period: 5/29/2025 - 6/23/2025 Public Hearing: N/A	Other	Department of Toxic Substances Control (DTSC)	Document reviewed - No comments sent
<i>Waste and Water-related</i> <b>ORC250502-05</b> Santiago Creek Dam Improvement Project	The project consists of rehabilitating and replacing the Santiago Creek Dam outlet tower and spillway facilities and to modify the embankment to permit operation of the facilities for a long-term water benefit. The project is located at Santiago Creek Dam, at the northwest end of Irvine Lake, in unincorporated Orange County.  References: ORC230510-04  Comment Period: 4/28/2025 - 6/11/2025 Public Hearing: N/A	Notice of Availability of a Draft Environmental Impact Report	Irvine Ranch Water District	Under review, may submit comments

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<i><b>Waste and Water-related</b></i> <b>ORC250502-06</b> Carbon Canyon Dam Safety Modification Study	The project consists of investigating dam safety improvements to reduce dam safety risk and providing a basis from which to recommend a plan for implementation. The project is located in Carbon Canyon.  References: ORC100831-07 and ORC100105-03  Comment Period: N/A Public Hearing: N/A	Initial Project Consultation	U.S. Army Corps of Engineers	Document reviewed - No comments sent
<i><b>Waste and Water-related</b></i> <b>ORC250506-06</b> S & S Polishing and Plating	The project consists of cleaning up metals and volatile organic compounds from the S & S Polishing and Plating facility located at 1503 North Miller Street in Anaheim.  Reference: ORC250312-07  Comment Period: 5/8/2025 - 6/6/2025 Public Hearing: N/A	Other	Department of Toxic Substances Control (DTSC)	Document reviewed - No comments sent
<i><b>Waste and Water-related</b></i> <b>ORC250514-03</b> Coyote Canyon Landfill Gas to Energy Plant Project	The project consists of demolishing existing gas-to-energy facility structures and constructing a wireless telecommunication facility on 4.14 acres. The project is located at 20662 Newport Coast Drive near the northeast corner of San Joaquin Hills Road and Newport Coast Drive in Newport Beach. References: ORC180403-15; ORC160928-01 and ORC160804-05  Comment Period: N/A Public Hearing: N/A	Response to Comments	City of Newport Beach	Under review, may submit comments
<i><b>Waste and Water-related</b></i> <b>ORC250520-03</b> Aliso Creek Lift Station Improvement Projects	The project consists of: : 1) demolishing, abandoning, removing, relocating, reconfiguring, replacing, and converting various components of the existing lift station; 2) constructing a new wet well, new electrical building, two new emergency discharge manholes, a new force main connection and a new access driveway on Avenida Sevilla; and 3) removing 15 trees. The project is located on 0.16 acre at the existing Aliso Creek Lift Station, immediately north of Avenida Sevilla overcrossing of Aliso Creek in the Laguna Woods Village in Laguna Woods .  Reference: ORC250304-05  Comment Period: N/A Public Hearing: N/A	Final Initial Study/Mitigated Negative Declaration	El Toro Water District	Document reviewed - No comments sent

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<i>Waste and Water-related</i>	<p>The project consists of expanding the restoration project at the Salton Sea under the Species Conservation Habitat Project's East Pond. The project is located on or around the wetlands, shores, rivers, natural habitats, entries, dust suppression and other projects of the Salton Sea and in the County of Riverside, which is bounded by Mecca to the north, State Route 111 to the east, State Route 78 to the south, and State Route 86 to the west. The project is also within the designated AB 617 Eastern Coachella Valley community.</p> <p>References: RVC240910-04, RVC240423-01, RVC240326-06, RVC240321-02, and RVC230103-09</p> <p>Comment Period: N/A Public Hearing: N/A</p>	Other	California Natural Resources Agency	Document reviewed - No comments sent
<b>RVC250502-08</b> 2025 Annual Report - Salton Sea Management Program (SSMP)#				
<i>Waste and Water-related</i>	<p>The project consists of constructing and operating a new water pipeline to improve operational reliability for the existing transmission pipelines and to support the operation of the proposed Goetz Road water storage tank. The 4.4 linear mile site stretches along Valley Boulevard from the existing Eastern Municipal Water District (EMWD) Desalination Complex, which is located at 29285 Valley Boulevard in Menifee, to the intersection of McLaughlin Road and Goetz Road in Perris.</p> <p>References: RVC240221-19; RVC151013-05 and RVC150203-03</p> <p>Comment Period: 5/1/2025 - 6/2/2025 Public Hearing: N/A</p>	Notice of Intent to Adopt a Mitigated Negative Declaration	Eastern Municipal Water District (EMWD)	Document reviewed - No comments sent
<b>RVC250506-09</b> Valley Boulevard Potable Water Transmission Pipelines Project				
<i>Waste and Water-related</i>	<p>The project consists of improving the domestic water distribution system by replacing approximately 14.5 miles of existing asbestos cement pipe and ductile iron pipe domestic water transmission mains with approximately 15.4 miles of 24-inch diameter DIP water transmission main to serve areas of Salton Sea Beach, Desert Shores, Salton-City, and unincorporated areas in Riverside and Imperial Counties on the west side of the Salton Sea. The proposed pipeline would connect to existing watermain on Service Road and Golden Avenue and would terminates at Reservoir No. 1092 at the end of Diamond Avenue in Salton City and Imperial County. The project is located near postmile 61 and Highway 86 Right of Way, in the unincorporated cities of Riverside County and Imperial County.</p> <p>Comment Period: 5/9/2025 - 6/9/2025 Public Hearing: 7/22/2025</p>	Notice of Intent to Adopt a Mitigated Negative Declaration	Coachella Valley Water District	Under review, may submit comments
<b>RVC250513-06</b> Highway 86 Water Transmission Main				

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<b><i>Waste and Water-related</i></b>	<p>The project consists of a permit renewal that requires the facility to monitor and maintain a hazardous waste landfill that was created to contain waste from the former steel mill. The Chemwest Upper Ponds/Consolidated Waste Cell, Aboveground Storage Tanks, Chrome Ponds and Adjacent Areas, cap area, covers an area of approximately 29 acres. The project is located at 13557 San Bernardino Avenue in Fontana.</p> <p>References: SBC240821-11; SBC190822-03 and SBC160719-04</p> <p>Comment Period: 5/27/2025 - 6/18/2025                      Public Hearing: N/A</p>	Community Survey	Department of Toxic Substances Control (DTSC)	Document reviewed - No comments sent
<b>SBC250527-07</b> Kaiser Ventures, Inc.				
<b><i>Utilities</i></b>	<p>The project consists of constructing a battery energy storage system that would be capable of storing up to 250 megawatts (MW) of electricity for up to 4 hours (up to 1,000 MW-hours) on 12.4 acres. The project is bounded by Saddleback Church Rancho Capistrano to the north, Interstate 5 to the east, Oso Creak to the east and south, and the city limits of San Juan Capistrano to the west in San Juan Capistrano.</p> <p>Reference: ORC240419-01</p> <p>Comment Period: 5/3/2025 - 6/2/2025                      Public Hearing: N/A</p>	Notice of Preparation of a Draft Environmental Impact Report	California Energy Commission	Under review, may submit comments
<b>ORC250506-08</b> Compass Energy Storage Project				
<b><i>Transportation</i></b>	<p>The project consists of amending the language in the Implementation Plan and Land Use Plan of the certified Local Coastal Program. The terms “funicular” and “inclined elevator” will be replaced with Strand Transit System (STS). The project is located in Orange County.</p> <p>Comment Period: 4/30/2025 - 5/6/2025                      Public Hearing: 5/7/2025</p>	Other	California Coastal Commission	Document reviewed - No comments sent
<b>ORC250502-07</b> LCP Amendment No. LCP -5 DPT-25- 0008-1 - Strand Transit System				

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<b>Transportation</b>	The project consists of repairing, restoring, and improving severely damaged transportation assets caused by the Silverado fire and improving the resilience of existing roadway assets within fire severity zone. The project begins on State Route 133 from Post Mile (PM) 11.4 to PM13.6 and on State Route 241 from PM24.5 to PM35.7 in the cities of Irvine, Orange, and unincorporated Orange County.	Initial Study/Mitigated Negative Declaration	California Department of Transportation	Document reviewed - No comments sent
<b>ORC250506-05</b> SR-133/SR-241 Permanent Restoration Project				
	Comment Period: 5/1/2025 - 5/30/2025 Public Hearing: N/A			
<b>Transportation</b>	The project consists of installing multi-use trails in Santa Ana River Trail Phases 2, 2A, and 3A to construct a 2.78-mile gap in the 110-mile planned alignment connecting and narrowing the distance from existing trails upstream and downstream of Prado Basin. The project is located in the Prado Dam Flood Control Basin in Riverside County.  Reference: RVC250423-08	Notice of Intent to Adopt/Notice of Availability of a Mitigated Negative	Riverside County Regional Park and Open-Space District	Document reviewed - No comments sent
<b>RVC250501-04</b> Santa Ana River Trail (SART) - Segments 2, 2A, and 3A				
	Comment Period: 4/24/2025 - 5/24/2025 Public Hearing: N/A			
<b>Transportation</b>	The project consists of installing a multi-use trail in the Santa Ana River Trail Segment 3B to construct a 0.66-mile gap in the 110-mile planned alignment connecting and narrowing the distance from existing trails upstream and downstream of Prado Basin. The project is located in the Prado Dam Flood Control Basin in Riverside County.	Notice of Intent to Adopt/Notice of Availability of a Mitigated Negative Declaration	Riverside County Regional Park and Open-Space District	Document reviewed - No comments sent
<b>RVC250501-06</b> Santa Ana River Trail (SART) - Segment 3B				
	Comment Period: 4/24/2025 - 5/24/2025 Public Hearing: N/A			

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<i>Institutional (schools, government, etc.)</i>	The project consists of: 1) renovating existing buildings; 2) demolishing and/or replacing existing buildings in the same general physical location; 3) minimally constructing new buildings on undeveloped sites at the core of the campus; and 4) retaining most buildings in their existing locations and configurations. The total net increase is approximately 600,000 gross square feet (GSF) of building space and approximately 1,404 new student beds. At buildout there will be approximately 6.6 million GSF of building space. The project is located on the main campus at 3801 West Temple Avenue in Pomona and unincorporated Los Angeles.  Comment Period: 5/7/2025 - 6/20/2025 Public Hearing: N/A	Draft Environmental Impact Report	The Board of Trustees of the California State University	Document reviewed - No comments sent
<b>LAC250507-01</b> California State Polytechnic University, Pomona Campus Master Plan Update				
<i>Institutional (schools, government, etc.)</i>	The project consists of building replacements, demolition, renovation, and modernization to address critical physical concerns and provide facilities that are safe, secure, and better aligned with the current instructional program. The 23.63-acre site is located at 7850 Melrose Avenue in Los Angeles.  Comment Period: 5/7/2025 - 6/6/2025 Public Hearing: N/A	Notice of Intent to Adopt a Negative Declaration	Los Angeles Unified School District (LAUSD)	Document reviewed - No comments sent
<b>LAC250508-01</b> Fairfax High School Major Modernization Project				
<i>Institutional (schools, government, etc.)</i>	The project consists of constructing a 56,366 square foot public charter school, which includes classrooms, administrative office space, 1,753 square foot multipurpose room, gymnasium, square foot play yard area, parking spaces, bicycle parking spaces, loading space, concrete cement wall, wrought iron fencing, vehicle gates, a pedestrian gate and net, tree removal, 25,253 square feet of landscaping, and 47,473 square feet of hardscaping on 2.5 acres. The project is located at 16600-16602 West Vanowen Street and 16601 West Archwood Street in the Reseda and West Van Nuys.  Comment Period: 5/9/2025 - 5/27/2025 Public Hearing: N/A	Mitigated Negative Declaration	City of Los Angeles	Document reviewed - No comments sent
<b>LAC250508-02</b> 16600-16602 West Vanowen Street				

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<i>Institutional (schools, government, etc.)</i>	The project consists of developing a bike park with 15 miles of trails inter-dispersed throughout the site and two activity/programming areas, Haskell Bike Park Core and the Blue Cloud Trailhead. The project is located in the northern portion of Santa Clarita and a portion of unincorporated Los Angeles County on approximately 380 acres.  Comment Period: 5/12/2025 - 6/12/2025                      Public Hearing: N/A	Notice of Intent to Adopt an Initial Study/Mitigated Negative Declaration	City of Santa Clarita	Document reviewed - No comments sent
<b>LAC250513-04</b> Haskell Canyon Bike Park				
<i>Institutional (schools, government, etc.)</i>	The project consists of subdividing two lots totaling 853,737 gross square feet (19.6 acres) and 830,113 net square feet (19.06 acres) that currently has a single-family home, a three-car garage, and a private school. The existing single family home will remain, and the private school will be converted into a single-family home. An additional 11 single-family homes will be constructed for a total of 13 single family homes on site. The project is located at 8100, 8150, and 8160 West McGroarty Street in La Tuna Canyon.  Comment Period: N/A                      Public Hearing: N/A	Initial Study/Mitigated Negative Declaration	City of Los Angeles	Document reviewed - No comments sent
<b>LAC250514-01</b> 8100, 8150, and 8160 W. McGroarty Street, 10000 N. McVine Terrace				
<i>Institutional (schools, government, etc.)</i>	The project consists of removing all existing improvements and redeveloping the site with a 5.06-acre surf lagoon that would provide four distinct surf areas surrounded by viewing platforms, seating, three warming pools and a spa. The project also includes developing: 1) a three-story amenity clubhouse building that would be approximately 50,341 net square feet; 2) a two-story, 9,432 net square foot athlete accommodations; and 3) a basement for storage of surfboards, golf carts, and golf starter. The project is located at 3100 Irvine Avenue in Newport Beach.  Reference: ORC241113-09  Comment Period: 5/23/2025 - 7/7/2025                      Public Hearing: N/A	Draft Environmental Impact Report	City of Newport Beach	Document reviewed - No comments sent
<b>ORC250522-02</b> Snug Harbor Surf Park				

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<i><b>Institutional (schools, government, etc.)</b></i>	The project consists of constructing a new overcrossing bridge on Interstate 215 at Ellis Avenue with various alternatives. The project is located along Interstate 215 at Ellis Avenue, 0.9 mile south of the Interstate 215 and the east interchange of State Route 74 in Perris.  Comment Period: 5/19/2025 - 6/19/2025                      Public Hearing: N/A	Draft Environmental Impact Report	City of Perris	Document reviewed - No comments sent
<b>RVC250519-01</b> Interstate 215/Ellis Avenue Overcrossing Project				
<i><b>Institutional (schools, government, etc.)</b></i>	The project consists of: 1) demolishing and removing landscaping, applying concrete and asphalt making improvements to park equipment, the swimming pool, pathways, lighting, and landscaping on 4.04 acres at Fritz Burns Park; and 2) demolishing and removing three existing buildings and constructing a 12,380 square foot building on 2.82 acres at the City of La Quinta's Maintenance and Operations Yard. , , . The project is located on the southeast corner of Avenue 52 and Avenida Bermudas in La Quinta.  Comment Period: 5/27/2025 - 6/16/2025                      Public Hearing: N/A	Mitigated Negative Declaration	City of La Quinta	Document reviewed - No comments sent
<b>RVC250521-05</b> Fritz Burns Park and City Maintenance and Operations: Yard Improvements Project				
<i><b>Medical Facility</b></i>	The project consists of constructing a three-story 50,800 square foot medical office building on five acres. The project is located at the northeast corner of Rouse Road and Encanto Drive in Menifee.  Comment Period: N/A                      Public Hearing: 5/28/2025	Other	City of Menifee	Document reviewed - No comments sent
<b>RVC250520-05</b> Kaiser Permanente Medical Office (PLN24-0103)				

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<b>Retail</b>	The project consists of constructing a 206,756 square foot self-storage building with 551 rentable recreational vehicle (RV) parking stalls and 41 automobile parking stalls on 14.20 acres. The project is located at 3701 Pacific Place near the northwest corner of North Pacific Place and Ambeco Road in Long Beach within the designated AB 617 Wilmington, Carson, West Long Beach community.  Staff previously provided comments on the Notice of Availability of a Draft Environmental Impact Report, which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/september-2024/lac240801-15-draft-eir-pacific-place-project.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/september-2024/lac240801-15-draft-eir-pacific-place-project.pdf</a> .  References: LAC240801-15; LAC230607-01 and LAC201016-01  Comment Period: 5/14/2025 - 6/5/2025                      Public Hearing: 6/5/2025	Other	City of Long Beach	Document reviewed - No comments sent
<b>LAC250515-02</b> Pacific Place Project#				
<b>Retail</b>	The project consists of providing businesses forgivable loans/grants for the rehabilitation of deteriorated structures in a designated commercial area known as a Job and Economic Development Initiative (JEDI) Zone, to revitalize targeted underserved neighborhoods and create and/or preserve jobs. The project is located along the Reseda Boulevard Corridor between Van Owen St. (to the south) and Gault St. (to the north) in Council District 4 in the Reseda neighborhood of Los Angeles.  Comment Period: 5/21/2025 - 5/28/2025                      Public Hearing: N/A	Other	City of Los Angeles	Document reviewed - No comments sent
<b>LAC250521-01</b> JEDI Zone Facade Improvement Program				
<b>Retail</b>	The project consists of constructing a Panera Bread restaurant with a drive-thru totaling approximately 3,145 square feet. The project is generally located at the northwest corner of Temecula Parkway and Bedford Court intersection, in Temecula.  Comment Period: N/A                      Public Hearing: N/A	Site Plan	City of Temecula	Document reviewed - No comments sent
<b>RVC250513-07</b> PA25-0049				

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<b>Retail</b>	The project consists of constructing 168 residential units, a hotel with 376 rooms, a parking facility with five levels, 220,000 square feet for office uses, 12,875 square feet for restaurant uses, 20,690 square feet for grocery store uses, and 28,416 for fitness center uses on 10 acres. The project is located on the southwest corner of Orange Street and 3 <sup>rd</sup> Street in Riverside.  Reference: RVC241010-08  Comment Period: 5/23/2025 - 7/7/2025 Public Hearing: N/A	Notice of Availability of a Draft Environmental Impact Report	City of Riverside	Document reviewed - No comments sent
<b>RVC250520-06</b> Riverside Alive Project				
<b>Retail</b>	The project consists of constructing two mixed-use developments: 1) a 1,025 square foot building; and 2) an 8,200 square foot building on 8.63 acres. The project also includes parking spaces, drive-thru lanes, a bypass exit lane, two trash enclosures, and a customer walk-up window on the north side of the building. The project is located south of Newport Road, east of Bradley and west of Evans Road in Menifee.  Comment Period: 5/27/2025 - 6/12/2025 Public Hearing: N/A	Site Plan	City of Menifee	Document reviewed - No comments sent
<b>RVC250527-03</b> PLN25-0077 and PLN25-0078 (PR24-0236) Dutch Bros. Coffee and Mixed- Use Building				
<b>Retail</b>	The project consists of constructing two restaurants and landscaping, which includes: 1) a 3,655 square foot McDonald's Restaurant and a drive-thru on a 0.89-acre parcel; 2) a 1,266 square foot Starbucks Coffee Shop with a drive-through on a 0.63-acre parcel; and 3) a five-foot reduction to the 15-foot required setback along Cedar Avenue. The project is located on Cedar Avenue in San Bernardino County.  Comment Period: N/A Public Hearing: 6/5/2025	Other	County of San Bernardino	Document reviewed - No comments sent
<b>SBC250527-06</b> PROJ-2025-00058/PROJ-2025-00056				

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<i>General Land Use (residential, etc.)</i> <b>LAC250501-02</b> The Grace Villas Housing Project	The project consists of a constructing a seven-story building tohouse Transition Age Youth. The project is located in the Lincoln Heights area of East Los Angeles, at 216-224 South Avenue 24 in Los Angeles.  Comment Period: 4/28/2025 - 5/13/2025 Public Hearing: N/A	Finding of No Significant Impact	City of Los Angeles	Document reviewed - No comments sent
<i>General Land Use (residential, etc.)</i> <b>LAC250502-03</b> 1216-1224 Menlo Avenue	The project consists of: 1) demolishing a two-story building and an existing three-story historic Craftsman Home due to fire damage; 2) constructing a new one-story home within the same footprint; 3)constructing a six-story building with 127 restricted units with 31 permanent supported housing, 95 units for low-income households, and one 1-bedroom unit to be designated as a manager’s unrestricted unit. The project is located at 1226–1224 Menlo Avenue in Los Angeles.  Comment Period: 5/1/2025 - 5/16/2025 Public Hearing: N/A	Finding of No Significant Impact	City of Los Angeles	Document reviewed - No comments sent
<i>General Land Use (residential, etc.)</i> <b>LAC250506-01</b> Tentative Tract Map 84680	The project consists of constructing a new mixed-use building with 369 residential units and a 20,740 square foot commercial area. The project is located at 740-780 Garvey Avenue and 220 S Atlantic Boulevard in Monterey Park.  Comment Period: 5/2/2025 - 5/19/2025 Public Hearing: N/A	Site Plan	City of Monterey Park	Document reviewed - No comments sent

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<i>General Land Use (residential, etc.)</i> <b>LAC250506-04</b> Newhall Avenue Mixed Use Project	The project consists of subdividing a 9.7-acre property into three lots for future construction of 106 residential units, 70 apartments, 26 townhomes, and 4,000 square feet of commercial uses. The project is located at 23755 Newhall Avenue in Santa Clarita.  Comment Period: 4/29/2025 - 5/20/2025 Public Hearing: 5/20/2025	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Santa Clarita	Document reviewed - No comments sent
<i>General Land Use (residential, etc.)</i> <b>LAC250513-03</b> Tentative Tract Map 84666	The project consists of constructing and subdividing three single-family condominiums and converting one lot into four lots. The project is located at 1585 Sombrero Drive in Monterey Park.  Comment Period: 5/14/2025 - 5/29/2025 Public Hearing: N/A	Site Plan	City of Monterey Park	Document reviewed - No comments sent
<i>Plans and Regulations</i> <b>ORC250502-04</b> El Camino Specific Plan Amendment	The project consists of expanding a mixed-use community and performing arts center by constructing: 1) The Forster & El Camino Mixed Use Project on a 3.17-acre vacant site; and 2) a Performing Arts Center on a 1.88-acre site. The project is located at 31878 Camino Capistrano in San Juan Capistrano.  Staff previously provided comments on the Draft Environmental Impact Report, which can be viewed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/ORC231011-09.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2023/november-2023/ORC231011-09.pdf</a> .  References: ORC231011-09 and ORC210824-02  Comment Period: 4/24/2025 - 6/9/2025 Public Hearing: N/A	Notice of Availability of a Draft Environmental Impact Report	City of San Juan Capistrano	Document reviewed - No comments sent

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**ATTACHMENT A**  
**ENVIRONMENTAL DOCUMENTS PREPARED BY OTHER PUBLIC AGENCIES AND STATUS OF REVIEW**  
**May 1, 2025 to May 31, 2025**

<u>SOUTH COAST AQMD LOG-IN NUMBER</u> PROJECT TITLE	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
<i>General Land Use (residential, etc.)</i> <b>ORC250507-02</b> Bear Street Residential Project	The project consists of constructing 142 residential units on 6.12 acres. The project will also include private roadways, parking, pedestrian walkways, common space, amenities, landscaping and a recreational amenity area, including approximately 93,500 square feet of open space. The project is located at 3150 Bear Street, in the northern portion of Costa Mesa.  Comment Period: 5/1/2025 - 5/31/2025                      Public Hearing: N/A	Mitigated Negative Declaration	City of Costa Mesa	Document reviewed - No comments sent
<i>General Land Use (residential, etc.)</i> <b>ORC250527-01</b> RAR 2025-0001, DR 2024-0014, DA 2024-0004, SUB 2024-0005 TTM 19361, TTM 19361, & Density Bonus requests	The project consists of constructing 73 residential units on 3.39 acres. This includes nine buildings, a two-car garage, a private open space for each unit, 18 guest parking spaces, common open space, landscaping, and public space. The project is located at 13751 and 13841 Red Hill Avenue in Tustin.  Staff previously provided comments during the Notice of Availability of a Draft EIR review period and Notice of Preparation for the project review period , which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2018/deirredhillavenue-031418.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2018/deirredhillavenue-031418.pdf</a> and <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2017/nop-redhillave-042817.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2017/nop-redhillave-042817.pdf</a> .  References: ORC250415-08; ORC180807-03; ORC180208-05; ORC180202-02; ORC170411-10 and ORC170411-10  Comment Period: N/A    Public Hearing: 5/13/2025	Other	City of Tustin	Document reviewed - No comments sent

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<b>General Land Use (residential, etc.)</b>	The project consists of developing two parcels on a 4.71-acre site by constructing new multiple family residences comprised of a 70-unit apartment complex with 14 buildings with a total floor area of approximately 92,984 square feet and a building footprint of 54,802 square feet. The project is located east of C Avenue, 180 feet north of Lime Street and 890 feet south of Muscatel Street in the central portion of Hesperia.  Comment Period: 5/6/2025 - 6/4/2025 Public Hearing: N/A	Notice of Intent to Adopt a Mitigated Negative Declaration	City of Hesperia	Document reviewed - No comments sent
<b>RVC250507-04</b> Taylor Apartment Complex (SPR24- 00007)				
<b>Retail</b>	The project consists of: 1) constructing a mixed-use building with commercial space including a new hotel; 2) constructing 174 single family homes and 26 townhomes; and 3) preserving existing historic structures. The project is located at 230 W. Devonshire Avenue and is bounded by Devonshire Avenue, State Street, Gilbert Street and Oakland Avenue in Hemet.  Comment Period: 5/12/2025 - 5/14/2025 Public Hearing: N/A	Site Plan	City of Hemet	Document reviewed - No comments sent
<b>RVC250512-08</b> Preliminary Review (PR) 2025-012 Hemet Stock Farm				
<b>General Land Use (residential, etc.)</b>	The project consists of subdividing 17.7 acres into 15 residential lots. The project is located to the west of Santa Fe Avenue, between Menlo Avenue and E Fruitvale Avenue in Hemet.  Comment Period: 5/14/2025 - 5/21/2025 Public Hearing: N/A	Site Plan	City of Hemet	Document reviewed - No comments sent
<b>RVC250513-08</b> Preliminary Review 2025-006				
<b>Plans and Regulations</b>	The project consists of developing a Highway 111 Corridor Specific Plan and revising the Development Code to transform the area into a vibrant mixed-use corridor. The project is located approximately two miles along Highway 11 between Washington Street to the west, Jefferson Street to the east, the Whitewater Wash to the north, and Avenue 48 to the south, in La Quinta.  Comment Period: 5/19/2025 - 6/19/2025 Public Hearing: 6/24/2025	Notice of Intent to Adopt a Mitigated Negative Declaration	City of La Quinta	Document reviewed - No comments sent
<b>RVC250520-04</b> Highway 111 Corridor Specific Plan and Development Code				

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SOUTH COAST AQMD LOG-IN NUMBER PROJECT TITLE	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
<i>General Land Use (residential, etc.)</i>	The project consists of developing a 150-unit affordable house community on five acres which will be comprised of: 1) seven residential buildings oriented around central courtyards, connected by an accessible paseo network; 2) amenities including a pool, community center, laundry facilities, a tot lot, gardens and bicycle storage; and 3) on-site supportive services provided through the Hope Through Housing Foundation. The project is located south of Via Vail to the southeast of the Rancho Mirage Dog Park in Rancho Mirage.	Mitigated Negative Declaration	City of Rancho Mirage	Document reviewed - No comments sent
<b>RVC250521-04</b> Rancho Mirage Affordable Housing Family Apartments				
	Comment Period: 5/23/2025 - 6/23/2025 Public Hearing: N/A			
<i>General Land Use (residential, etc.)</i>	The project consists of constructing 232 residential units and 24,000 square feet of commercial/retail space within 33-acres with landscaping, parking and infrastructure facilities and amenities. The project is located to the southeast of the intersection of Limonite Avenue and Wineville Avenue (bordered by Limonite Avenue to the north, Wineville Avenue to the west and, 63rd Street to the south, and a commercial self-storage center to the east in Jurupa Valley.	Other	City of Jurupa Valley	Document reviewed - No comments sent
<b>RVC250527-05</b> Wineville Property Development Project/Master Application 22248				
	Comment Period: N/A Public Hearing: N/A			
<i>General Land Use (residential, etc.)</i>	The project seeks a major variance for a two-story garage deck to encroach 10 feet into the 15-foot west street side yard setback on a 4.57-acre parcel. The project is located in the low-density residential land use category and qualifies as Lake Arrowhead/single residential with a 14,000 square feet minimum zoning district. The project is located at 369 Summit Road in Lake Arrowhead.	Other	County of San Bernardino	Document reviewed - No comments sent
<b>SBC250502-11</b> PVAR-2024-00040				
	Comment Period: 4/30/2025 - 5/5/2025 Public Hearing: N/A			
<i>General Land Use (residential, etc.)</i>	The project consists of rehabilitating a 0.45-acre site with six residential units located on two parcels. The project is located within a Federal Emergency Management Agency Zone X and is within the 500-year floodplain at 1139 and 1141 West Mill Street in the southwest portion of San Bernardino within the designated AB 617 San Bernardino, Muscoy community.	Other	City of San Bernardino	Document reviewed - No comments sent
<b>SBC250506-10</b> 1139 and 1141 West Mill Street Residential Rehabilitation Project#				
	Reference: SBC250318-06 Comment Period: 5/6/2025 - 5/7/2025 Public Hearing: N/A			

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<i><b>General Land Use (residential, etc.)</b></i>	<p>The project consists of : 1) constructing a self-storage facility along Euclid Avenue frontage; 2) constructing a mixed-use development consisting of 20,800 square feet of commercial retail, a 132,438 square foot self-storage facility, and a 265-unit residential rental community consisting of a three- to four-story apartment building at a density of 26.9 dwelling units per acre; 3) subdividing an approximately 9.82-acre site into five lots ranging from approximately 28,000 square feet to 218,000 square feet; and 4) requesting to allow two fast food drive-thru restaurant along the Shaefer Avenue Project frontage. The project is located on the north side of Schaefer Avenue between Euclid Avenue and Fern Avenue in Chino.</p> <p>Reference: SBC230214-11</p> <p>Comment Period: 5/14/2025 - 5/21/2025                      Public Hearing: 5/21/2025</p>	Other	City of Chino	Document reviewed - No comments sent
<b>SBC250513-09</b> Eden Mixed-Use Development Project				
<i><b>Plans and Regulations</b></i>	<p>The project consists of a residential development within 7.6 net acres of the 79.2 gross-acre site with: 1) a maximum buildout of 1,557 units and a potential target buildout of 940 units within the specified Planning Areas; 2) an Implementing Project consisting of 920 units on 67.2 net acres of the site; 3) a Tentative Tract Map (TTM No. 20670) which subdivides the 38-net acre portion of the site north of Southern California Edison on into 86 numbered lots (Lot 1- 86); 4) 21 lettered lots (Lot A-X), and three street/alley lots; and 5) additional improvements which include roadways, bicycle and pedestrian facilities, parking, landscaping parks, recreation facilities and utility infrastructure. The project is located at the northwest corner of the intersection of Edison Avenue to the south, Walker Avenue to the East and agricultural land to the west; and is bounded by Schaefer Avenue to the North in Ontario.</p> <p>Comment Period: 5/20/2025 - 6/19/2025                      Public Hearing: N/A</p>	Draft Environmental Impact Report	City of Ontario	Document reviewed - No comments sent
<b>SBC250519-02</b> Walker Ranch Specific Plan (File Nos. PSP-24-0001 & PMTT24-0004)				
<i><b>Plans and Regulations</b></i>	<p>The project consists of subdividing a property for air rights, developing a nine -unit condominium complex, and . consolidating two lots into one lot. The project is located at 338-346 Sefton Avenue in Monterey Park.</p> <p>Comment Period: 4/30/2025 - 5/13/2025                      Public Hearing: N/A</p>	Site Plan	City of Monterey Park	Document reviewed - No comments sent
<b>LAC250502-02</b> Tentative Tract Map 084721				

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<u>SOUTH COAST AQMD LOG-IN NUMBER</u> PROJECT TITLE	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
<b><i>Plans and Regulations</i></b>	The project consists of establishing eight housing opportunity sites, the Main Street Program, Old Ranch Country Club Pipeline Project, and Accessory Dwelling Units on a site of 259.45 acres with 60.06 acres to be developed under a Housing Element and Zoning Code Update. The project is located in Seal Beach.  Comment Period: 5/9/2025 - 6/23/2025 Public Hearing: N/A	Draft Environmental Impact Report	City of Seal Beach	Document reviewed - No comments sent
<b>LAC250512-02</b> City of Seal Beach Housing Element and Zoning Code Update Project				
<b><i>Plans and Regulations</i></b>	The project consists of developing 305 acres with the primary goal of promoting future revitalization and reuse of the Washington/Rosemead Boulevard area to support the future extension of the E Line (formerly referred to as the Gold Line) to create a compact multi-modal, mixed-use, and sustainable environment that is a focal point for community activity. The project assumes a maximum buildout of 2,336 new residential units and approximately 5,889,747 square feet of new non-residential uses (commercial, retail, office, public facilities, etc.). A General Plan Amendment to update the land use map and a Municipal Code Amendment to update the zoning map will be processed in conjunction with the proposed Specific Plan Project Area. The project is located in Pico Rivera and is generally bound by Washington Boulevard to the north, Rosemead Boulevard to the east, Paramount Boulevard to the west, and a BNSF Pico Rivera rail yard to the south.  Comment Period: 5/23/2025 - 7/11/2025 Public Hearing: N/A	Draft Environmental Impact Report	City of Pico Rivera	Document reviewed - No comments sent
<b>LAC250522-01</b> Washington Boulevard Transit Oriented Development Specific Plan Project				
<b><i>Plans and Regulations</i></b>	The project consists of updating the General Plan and evaluating three opportunity areas: the Marketplace at Laguna Niguel, the Chet Holifield Federal Building, and the Town Center, each serving a district role. The project is located in Laguna Niguel.  Comment Period: 5/13/2025 - 6/11/2025 Public Hearing: N/A	Notice of Preparation of a Program Environmental Impact Report	City of Laguna Niguel	Document reviewed - No comments sent
<b>ORC250512-03</b> Laguna Niguel General Plan Update				

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SOUTH COAST AQMD LOG-IN NUMBER PROJECT TITLE	PROJECT DESCRIPTION	TYPE OF DOC	LEAD AGENCY	COMMENT STATUS
<b><i>Plans and Regulations</i></b>	The project consists of adjusting the boundary between Joshua Tree/General Commercial Sign Control Primary and Joshua Tree/Multiple Residential with a parcel, as specified under the General Plan Amendment and Zone Change. The project is located on the northwest corner of Sunset Road and Twentynine Palms Highway (State Route 62) in the Joshua Tree Community.  Comment Period: 4/16/2025 - 5/16/2025 Public Hearing: N/A	Notice of Availability of a Draft Negative Declaration	County of San Bernardino	Document reviewed - No comments sent
<b>SBC250501-07</b> Joshua Tree General Plan Amendment and Zone Change				
<b><i>General Land Use (residential, etc.)</i></b>	The project consists of constructing 439 single family homes on 94.3 acres. The project is located east of California Road, north of Olive Road, south of Simpson Road, and west of Fuego Road, in Hemet.  Comment Period: 5/12/2025 - 5/14/2025 Public Hearing: N/A	Site Plan	City of Hemet	Document reviewed - No comments sent
<b>RVC250512-09</b> Preliminary Review (PR) 2025-013 Simpson by Meritage Homes				
<b><i>Plans and Regulations</i></b>	The project consists of adopting the City's Climate Action Plan (CAP) to identify numerous programs and policies for the public and private sector which seek to significantly reduce greenhouse gas emissions. The project is located in Redlands.  References: SBC170509-05 and SBC160913-03  Comment Period: 5/1/2025 - 5/30/2025 Public Hearing: 6/17/2025	Notice of Intent to Adopt a Negative Declaration	City of Redlands	Document reviewed - No comments sent
<b>SBC250507-05</b> Climate Action Plan Update Project				
<b><i>Plans and Regulations</i></b>	The project consists of: 1) adopting Resolutions No. 8687, No. 8688, No. 8689, and No. 8690; 2) introducing Ordinance No. 2983 for Zone Change No. 479 to change the zones of nine parcels to Multi-family Residential (MFR); sixteen parcels to MFR; one parcel to MFR and a portion of one parcel to Public Institutional. The project is applicable to the City of Redlands.  Comment Period: 4/11/2025 - 4/22/2025 Public Hearing: 6/3/2025	Other	City of Redlands	Document reviewed - No comments sent
<b>SBC250513-10</b> 2021-2029 Housing Element Rezoning Project				

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<i><b>Plans and Regulations</b></i>	The project consists of: 1) developing 65 single family residences, private community facilities and ancillary features on a 9.16-acre portion of the 15th Street flood control basin; 2) modifying 6.85-acres on the 15th Street flood control basin east of the proposed features to retain the basin's stormwater and flood control capacity/improvements; 3) extending 15th Street from the southwest corner of the site to Campus Avenue; and 4) developing a 0.15-acre public pocket park on 15th Street near the north end of Fernando Avenue, as specified in the Villa Serena Specific Plan. The project is located on the 20.3-acre 15th Street flood control basin south of Upland Hills Country Club in the central-eastern portion of Upland.  References: SBC250408-06 and SBC241105-06  Comment Period: N/A	Other	City of Upland	Document reviewed - No comments sent
<b>SBC250520-07</b> Villa Serena Specific Plan				
	Public Hearing: 6/9/2025			

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## DRAFT VERSION

## ATTACHMENT B

**ACTIVE PROJECTS WITH CONTINUED REVIEW OF ENVIRONMENTAL DOCUMENTS  
PREPARED BY OTHER PUBLIC AGENCIES**

SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
PROJECT TITLE				
<b><i>Waste and Water-related</i></b>	The project consists of constructing 19.6 miles of sewer pipelines, lift stations, and staging areas. The project is located within the Soboba Band of Luiseno Indian's 8,320-acre Reservation and unincorporated area of Riverside County in San Jacinto.	Mitigated Negative Declaration	County of Riverside	Comment letter sent on 5/9/2025
<b>RVC250414-02</b> Soboba Band of Luiseno Indians' Septic to Sewer Conversion Project	<a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/rvc250414-02.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/rvc250414-02.pdf</a> Comment Period: 4/14/2025 - 5/9/2025 Public Hearing: N/A			
<b><i>Industrial and Commercial</i></b>	The project consists of an industrial site, a residential site, and a golf course site, each with demolition, construction, and renovation activities. The three project sites comprise 92.12 acres located at 919 Sierra Madre Avenue in Azusa.	Notice of Availability of a Draft Environmental Impact Report	City of Azusa	Comment letter sent on 5/23/2025
<b>LAC250415-07</b> Azusa Greens Redevelopment Project	Reference: LAC231227-04  Staff previously provided comments on the Notice of Preparation of a Draft Environmental Impact Report which can be accessed at: <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/january-2024/LAC231227-04.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2024/january-2024/LAC231227-04.pdf</a> <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/lac250415-07.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/lac250415-07.pdf</a> Comment Period: 4/11/2025 - 5/27/2025 Public Hearing: 7/9/2025			
<b><i>Retail</i></b>	The project consists of constructing: 1) a hotel comprised of 500 guest suites with balconies and amenities; 2) an entertainment/pool deck with amenities; and 3) a five-level parking garage with a total of 538 spaces inclusive of spaces available for valet parking. The 3.72-acre project is located at the northwest corner of Harbor Boulevard and Twintree Avenue, along the west and east sides of and on Thackery Drive in Garden Grove.	Notice of Preparation of a Supplemental Environmental Impact Report	City of Garden Grove	Comment letter sent on 5/16/2025
<b>ORC250422-03</b> B-2 Hotel Project	Reference: ORC220609-04  <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/orc250422-03.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/orc250422-03.pdf</a> Comment Period: 4/18/2025 - 5/19/2025 Public Hearing: N/A			
<b><i>Retail</i></b>	The project consists of constructing and operating eight commercial and retail buildings on 10.55 acres which includes: 1) a grocery store (59,371 square feet); 2) three quick serve restaurant buildings (7,067 total square feet); 3) three retail buildings (30,113 total square feet); 4) one convenience store with an eight-pump fueling station (4,913 square feet); and 5) 489 parking spaces with 18 accessible spaces. The project is located on the southeast corner of North Perris Boulevard and Placentia Avenue in Perris.	Notice of Availability of a Draft Environmental Impact Report	City of Perris	Comment letter sent on 5/23/2025
<b>RVC250415-04</b> Vallarta Market Place Community Shopping Center	<a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/rvc250415-04.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/rvc250415-04.pdf</a> Comment Period: 4/11/2025 - 5/26/2025 Public Hearing: N/A			

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**ACTIVE PROJECTS WITH CONTINUED REVIEW OF ENVIRONMENTAL DOCUMENTS**  
**PREPARED BY OTHER PUBLIC AGENCIES**

SOUTH COAST AQMD LOG-IN NUMBER	PROJECT DESCRIPTION	TYPE OF DOC.	LEAD AGENCY	COMMENT STATUS
PROJECT TITLE				
<b>General Land Use (residential, etc.)</b>	The project consists of constructing 323 lots in three areas on 328.7 combined acres. The project includes 281 residential lots, 33 Homeowner Association (HOA) lots, four water quality basin lots, three Los Angeles County Flood Control lots, one water tank lot, and one Santa Clarita Valley Water Agency lot. Area 1 is located on the northwest corner of Bouquet Canyon Road and Vasquez Road. Area 2 is located on the northeast corner of Bouquet Canyon Road and Vasquez Road. Lastly, Area 3 is located on the southeast corner of Bouquet Canyon Road and Vasquez Road. All areas are located in Santa Clarita.	Notice of Preparation of Draft Environmental Impact Report	County of Los Angeles	Comment letter sent on 5/14/2025
<b>LAC250404-01</b> Bouquet Canyon Residential Project	Reference: LAC200423-09  <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/south-coast-aqmd-comments---nop-deir-bouquet-canyon-residential-project.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/south-coast-aqmd-comments---nop-deir-bouquet-canyon-residential-project.pdf</a>  Comment Period: 4/7/2025 - 5/19/2025 Public Hearing: N/A			
<b>General Land Use (residential, etc.)</b>	The project consists of constructing 694 residential units, an 8.97-acre public park, 3.49 acres of manufactured slopes, 16.06 acres of drainage and water quality features, 61.42 acres designated to Open Space-Conservation Habitat, and 18.65 acres of major roadways. The 196.05-acre project is located on the northwest corner of Keller Road at Winchester Road in unincorporated Riverside County.	Notice of Preparation of a Draft Environment Impact Report	County of Riverside	Comment letter sent on 5/2/2025
<b>RVC250402-08</b> Keller Crossing	References: RVC210901-06; RVC210720-10; RVC121121-01; RVC110810-05; and RVC100817-04  <a href="https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/rvc250402-08.pdf">https://www.aqmd.gov/docs/default-source/ceqa/comment-letters/2025/may-2025/rvc250402-08.pdf</a>  Comment Period: 4/3/2025 - 5/3/2025 Public Hearing: N/A			

**Key:**

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

LAC = Los Angeles County, ORC = Orange County, RVC = Riverside County, and SBC = San Bernardino County

**Project Notes:**

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.

DRAFT VERSION

**ATTACHMENT C PROPOSED AIR PERMIT PROJECTS FOR  
WHICH SOUTH COAST AQMD IS CEQA LEAD AGENCY  
THROUGH MAY 31, 2025**

PROJECT DESCRIPTION	PROPONENT	TYPE OF DOCUMENT	STATUS	CONSULTANT
Quemetco is proposing to modify its 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-fueled ICEs.	Quemetco	Environmental Impact Report (EIR)	<p>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.</p> <p>South Coast AQMD 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. Response to written comments submitted relative to the Draft EIR and oral comments made at the community meetings are currently being prepared by the consultant.</p> <p>After the Draft EIR public comment and review period closed, Quemetco submitted additional applications for other permit modifications. South Coast AQMD staff is evaluating the effect of these new applications on the EIR process.</p>	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 landfill gas collection system.	Sunshine Canyon Landfill	Subsequent Environmental Impact Report (SEIR)	The consultant has provided an updated Draft SEIR which is being concurrently reviewed by South Coast AQMD staff and the facility.	Castle Environmental Consulting

**ATTACHMENT C PROPOSED AIR PERMIT PROJECTS FOR  
WHICH SOUTH COAST AQMD IS CEQA LEAD AGENCY  
THROUGH MAY 31, 2025**

PROJECT DESCRIPTION	PROPONENT	TYPE OF DOCUMENT	STATUS	CONSULTANT
SoCalGas is proposing to modify their Title V permit for the Honor Rancho Natural Gas Storage Field to: 1) replace five compressor engines with four new natural gas-fueled compressor engines (each rated at 5,000 horsepower (hp)), new selective catalytic reduction systems and a new aqueous urea storage tank; 2) install two new electric compressors (each rated at 5,500 hp) with associated ancillary equipment; 3) construct a new building to house the new compressors; 4) install an advanced renewable energy system, which will include hydrogen electrolyzers, hydrogen storage, and fuel blending equipment to mix hydrogen with natural gas which will fuel the compressor engines; 5) install a hydrogen vehicle fueling station; 6) install an electric microgrid with an energy storage system and a natural gas fuel cell system; and 7) install one new electricity transmission line which will connect to Southern California Edison.	Southern California Gas Company (SoCalGas)	Addendum to the Final Subsequent Environmental Assessment for Rule 1110.2 and Rule 1100, and the Final Program EIR for the 2016 Air Quality Management Plan	The consultant has prepared a revised preliminary draft Addendum which South Coast AQMD staff is reviewing.	Dudek
Tesoro is proposing modifications to its Carson Operations and Wilmington Operations at the Marathon Los Angeles Refinery in order to replace aging coke drums, produce asphalt binder, and make more high-octane, low vapor pressure clean-gasoline blendstock by modifying the fluid feed hydrodesulfurization unit, the fluidized catalytic cracking unit, and the alkylation units.	Tesoro Refining & Marketing Company, LLC (Tesoro)	Notice of Preparation of a Draft Environmental Impact Report and Initial Study (NOP/IS)	The consultant has prepared a preliminary draft NOP/IS which South Coast AQMD staff is reviewing.	Environmental Audit, Inc.