

NOTICE OF DETERMINATION

TO: Office of the County Clerk
Environmental Filings
12400 E. Imperial Highway, Room 1201
Norwalk, CA 90650

Office of Planning and Research
1400 Tenth St., Room 121
Sacramento, CA 95814

FROM: City of Long Beach
Department of Development Services
411 W. Ocean Boulevard, 3rd Floor
Long Beach, CA 90802

Contact: Maryanne Cronin, Planner
Phone: (562) 570-5683

Lead Agency (if different from above): N/A

Subject: *Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.*

State Clearinghouse Number (if submitted to Clearinghouse): 2015051054

Project Title: 929 West Anaheim Street Industrial Project (PECC 01-21) (City of Long Beach General Plan Land Use and Urban Design Elements Program EIR [SCH #2015051054])

Project Applicant: Clark Neuhoff for Alere Property Group LLC, 100 Bayview Circle, Suite 310, Newport Beach, CA 92660

Project Location (include county): 929 West Anaheim Street and 1401 San Francisco Avenue (APNs: 7271-007-005, 7271-008-014, and 7271-008-016), Long Beach, Los Angeles County

Project Description: Site Plan Review to construct two concrete tilt-up industrial buildings (62,042 square feet and 61,553 square feet, respectively) with surface parking (176 spaces) and associated landscaping on a 6.65-acre site located at 929 West Anaheim Street and 1401 San Francisco Avenue in the General Industrial (IG) Zoning District. A request to merge three (3) lots into a single 289,864-square-foot (6.65-acre) lot is included as part of the project request. The project includes the remodel and reuse of a 5,827-square-foot industrial building on the consolidated site.

Environmental Review: Pursuant to Sections 15168 and 15162 of the CEQA Guidelines, this project is covered by the General Plan Land Use and Urban Design Elements Program Environmental Impact Report (PEIR) (EIR 03-16, State Clearinghouse No. 2015051054) and no new environmental documentation is required. A CEQA Statement of Compliance (PECC 01-21) was prepared for the proposed development.

This is to advise that the City of Long Beach Planning Commission (lead agency) has approved the above-described project on **September 16, 2021**, and has made the following determinations regarding the above-described project:

1. The project (will/ will not) have a significant effect on the environment.
2. The project was determined to be within the scope of a previously-certified EIR. (General Plan LUE/UDE PEIR)
 An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA
3. Mitigation Measures (were/ were not) made a condition of the approval of the project. (PEIR Measures)
4. A Mitigation Monitoring and Reporting Program (was/ was not) adopted for this project. (PEIR MMRP)
5. A Statement of Overriding Considerations (was/ was not) adopted for this project. (PEIR SOC)
6. Findings (were/ were not) made pursuant to the provisions of CEQA. (PEIR Findings)

This is to certify that the final EIR with comments and responses and record of project approval, or the Negative Declaration, is available to the general public at:

Department of Development Services, 411 W. Ocean Blvd., 2nd Floor, Long Beach, CA 90802 and at:
<http://www.longbeach.gov/lbds/planning/environmental/reports/>

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929 West Anaheim Street Industrial Project (PECC 01-21) (City of Long Beach General Plan Land Use and Urban Design Elements Program EIR)

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Signature (Public Agency) Maryanne Cronin Title: Planner

Date: 9/17/21 Date Received for filing at OPR 9/17/21

Authority cited: Sections 21083, Public Resources Code; Reference Section 21000–21174, Public Resources Code

