

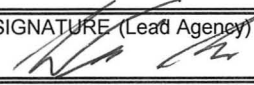
**CITY OF LOS ANGELES  
CALIFORNIA ENVIRONMENTAL QUALITY ACT  
NOTICE OF  
DETERMINATION**

(California Environmental Quality Act Guidelines Section 15094)

Public Resources Code Section 21152(a) requires local agencies to submit this information to the County Clerk. Guideline 15094(c) requires submittal of this notice to the State OPR if the project requires discretionary approval from a state agency. (State OPR, 1400 Tenth St, Rm 121 Sacramento, CA 95814). The filing of the notice starts a 30-day statute of limitations on court challenges to the approval of the project pursuant to Public Resources Code Section 21167. Failure to file the notice results in the statute of limitations being extended to 180 days.		
LEAD CITY AGENCY AND ADDRESS (Bldg, Street, City, State) Los Angeles Department of City Planning 221 N. Figueroa Street, Suite 1350 Los Angeles, CA 90012	COUNCIL DISTRICT  9	
PROJECT TITLE (INCLUDING ITS COMMON NAME, IF ANY)  4051 South Alameda Street Project	CASE NOS. ENV-2012-920-EIR; related Case Nos. AA-2012-919-PMLA; DIR-2013-887-SPR	
PROJECT APPLICANT  Pima Alameda Partners, LLC		
PROJECT DESCRIPTION AND LOCATION  <u>Location:</u> 4051 South Alameda Street, Los Angeles, CA 90058 in Los Angeles County (cross streets: 40th Place and South Alameda Street). The project site is bounded by East Martin Luther King Jr. Boulevard, South Alameda Street, East 41st Street, Long Beach Avenue and East 40th Place.  <u>Project Description:</u> The project includes the subdivision of one 562,314 net square-foot parcel into four lots (Lot 1: 3.23 net acres, Lot 2: 3.23 net acres, Lot 3: 3.23 net acres, and Lot 4: 3.23 net acres) in the M2-2 Zone. The project includes the construction of four industrial buildings consisting of Building 1: 115,973 square feet and up to 123 parking spaces; Building 2: 133,680 square feet and up to 79 parking spaces; Building 3: 116,724 square feet and up to 96 parking spaces; and Building 4: 113,743 square feet and up to 106 parking spaces; and the merger of the right-of-way of 40th Place and the two alleys north and south of 40th Place, for the properties located at 4051 South Alameda Street (1700-1838 East Martin Luther King Jr. Boulevard, 1708-1835 East 40th Place, 1707-1843 East 41st Street, 4014 and 4066 South Long Beach Avenue East, and 4015, 4017, 4051 South Alameda Street. The Project includes the following discretionary approvals: Parcel Map AA-2012-919-PMLA and Site Plan Review.		
CONTACT PERSON William Lamborn	STATE CLEARINGHOUSE NUMBER 2014061030	TELEPHONE NUMBER (213) 847-3637
This is to advise that on July 2, 2019, the City of Los Angeles City Council took the following actions related to the EIR for the project:		
<ol style="list-style-type: none"> <li>1. DECERTIFIED the 2017 Final EIR, in compliance with the Peremptory Writ of Mandate issued on January 8, 2019 by the Superior Court; and CONSIDERED the 2017 Final EIR with the addition of the Partially Recirculated Draft EIR and Partially Recirculated Final EIR (referred to together as the PRFEIR) and took the following actions to certify the 2019 Final EIR, with the added analysis of potential cumulative environmental impacts related to freeways.</li> <li>2. FOUND that the City Council has reviewed and considered the information contained in the Partially Recirculated Draft EIR cumulative freeway analysis (State Clearinghouse No. 2014061030) dated March 21, 2019, and the Partially Recirculated Final EIR prepared for the cumulative freeway analysis, which contains responses to comments (collectively the PRFEIR), dated June 2019, as well as the 2017 Final EIR and the whole of the administrative record (all collectively referred to as the 2019 Final EIR).</li> <li>3. CERTIFIED that:                         <ol style="list-style-type: none"> <li>a. The PRFEIR and the 2019 Final EIR have been completed in compliance with the California Environmental Quality Act (CEQA).</li> <li>b. The PRFEIR have been completed in compliance with the August 9, 2018 Court Ruling, as memorialized in the January 8, 2019 Peremptory Writ of Mandate.</li> <li>c. The analysis in the PRFEIR confirms the conclusion in the 2017 Final EIR (that there were no significant cumulative impacts to the freeway system), which was presented to the PLUM Committee and full City Council and that body considered the information contained in the 2017 Final EIR prior to approving the project, and the PRFEIR was presented to the PLUM Committee and to the full City Council as the legislative decision-making body of the lead agency.</li> <li>d. The PRFEIR and 2019 Final EIR reflect the independent judgment and analysis of the lead agency.</li> <li>e. The Responses to Comments on the PRFEIR fully consider and respond to the comments received and include substantial evidence that none of these comments provided substantial evidence that the project would result in changed circumstances, significant new information, considerably different mitigation measures, new or more severe significant impacts than were discussed in the 2017 Final EIR, a feasible project alternative or mitigation measure considerably different from others previously analyzed that would clearly lessen the significant environmental impacts of the project, but the project's proponents decline to adopt it, or that the PRFEIR was so fundamentally and basically inadequate and conclusory in nature that meaningful public review and comment were precluded. Accordingly, recirculation of the PRFEIR is not required.</li> </ol> </li> <li>4. RECERTIFIED the entire 2019 Final EIR, which includes the addition of the PRFEIR.</li> <li>5. FOUND that because the PRFEIR determined that the 4051 South Alameda Street Project's environmental impacts related to</li> </ol>		

cumulative freeway systems are less than significant, the 2017 Environmental Findings made pursuant to CEQA Guidelines Section 15091 need not be amended, except for amendments to the findings related to cumulative freeway impacts and adopted these amendments to the Findings, reflected in redline for ease of reference in the Amended 2019 CEQA Findings.

6. FOUND that because the PRFEIR determined that the Project's environmental impacts related to cumulative freeways are less than significant, the 2017 Statement of Overriding Considerations and Mitigation Monitoring Program, adopted by the City Council on March 21, 2017 do not need to be revised, and are restated and incorporated by reference in the Amended 2019 CEQA Findings.

<b>SIGNIFICANT EFFECT</b>	<input checked="" type="checkbox"/> Project <b>will</b> have a significant effect on the environment. <input type="checkbox"/> Project <b>will not</b> have a significant effect on the environment.	
<b>MITIGATION MEASURES</b>	<input checked="" type="checkbox"/> Mitigation measures <b>were</b> made a condition of project approval. <input type="checkbox"/> Mitigation measures <b>were not</b> made a condition of project approval.	
<b>MITIGATION REPORTING / MONITORING</b>	<input checked="" type="checkbox"/> A mitigation reporting or monitoring plan <b>was</b> adopted for the project. <input type="checkbox"/> A mitigation reporting or monitoring plan <b>was not</b> adopted for the project.	
<b>OVERRIDING CONSIDERATION</b>	<input checked="" type="checkbox"/> Statement of Overriding Considerations <b>was</b> adopted. <input type="checkbox"/> Statement of Overriding Considerations <b>was not</b> adopted. <input type="checkbox"/> Statement of Overriding Considerations <b>was not</b> required.	
<b>ENVIRONMENTAL IMPACT REPORT</b>	<input checked="" type="checkbox"/> An Environmental Impact Report <b>was</b> prepared and certified and findings <b>were</b> made for project pursuant to the provisions of CEQA. The final Environmental Impact Report with comments and responses and record of project approval may be examined at the Department of City Planning.* <input type="checkbox"/> An Environmental Impact Report <b>was not</b> prepared for the project.	
<b>NEGATIVE DECLARATION</b>	<input type="checkbox"/> A Negative Declaration or Mitigated Negative Declaration <b>was</b> prepared for the project and may be examined at the Office of the City Clerk.* <input checked="" type="checkbox"/> A Negative Declaration or Mitigated Negative Declaration <b>was not</b> prepared for the project.	
SIGNATURE (Lead Agency)	TITLE	DATE OF PREPARATION
	City Planner	July 2, 2019
DISTRIBUTION: Part 1 - County Clerk Part 2 - City Clerk Part 3 - Agency Record Part 4 - Resp. State Agency (if any) Part 5 - Office of Planning and Research (if applicable)		* DEPARTMENT OF CITY PLANNING 221 N. Figueroa Street, 13th Floor, Suite 1350 Los Angeles, CA 90012

Governor's Office of Planning & Research

**JULY 03 2019**

**STATE CLEARINGHOUSE**