



Jared Blumenfeld
Secretary for
Environmental Protection



Department of Toxic Substances Control



Gavin Newsom
Governor

Meredith Williams, Ph.D.
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5796 Corporate Avenue
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January 22, 2020

Governor's Office of Planning & Research

JAN 22 2020

STATE CLEARINGHOUSE

Mr. Rocio Lopez
City of Jurupa Valley
8930 Limonite Avenue
Jurupa Valley, California 92509
rlopez@jurupavalley.org

NOTICE OF PREPARATION OF A DRAFT ENVIRONMENTAL IMPACT REPORT,
AGUA MANSA ROAD DEVELOPMENT PROJECT, 12340 AGUA MANSA ROAD,
JURUPA VALLEY (SCH# 2020010137)

Dear Mr. Lopez:

The Department of Toxic Substances Control (DTSC) received your Notice of Preparation (NOP) of a draft Environment Impact Report (EIR) for the Agua Mansa Road Development Project (Project), located at 12340 Agua Mansa Road in Jurupa Valley.

The Project is a proposal to develop an approximately 23.44 gross-acre property to accommodate two industrial buildings (totaling 335,002 square feet) and site improvements such as landscaping, parking, and infrastructure facilities.

DTSC's recommendations for Section 3.9, Hazards and Hazardous Materials are listed below:

- 1) The draft EIR should identify and determine whether current or historic uses at the project site may have resulted in any release of hazardous wastes/substances.
- 2) The EIR should identify any known or potentially contaminated sites located adjacent to the Project site and assess potential environmental contamination at the Project site due to releases of adjacent identified contaminated site(s). Please note that the Project site is located near the Riverside Cement Plant Redevelopment listed in DTSC EnviroStor database:
https://www.envirostor.dtsc.ca.gov/public/profile_report.asp?global_id=60002561.

- 3) The draft EIR should discuss all environmental investigations, sampling and/or remediation conducted at the Project site, including any Phase I or II Environmental Site Assessment Investigations. DTSC recommends that all sampling results in which hazardous substances were found should be clearly summarized in a table.
- 4) The EIR should identify (a) the mechanism to initiate any required investigation and/or remediation if the Project site may be contaminated, and (b) the government agency to provide appropriate regulatory oversight.

DTSC appreciates the opportunity to review the NOP. Should you need any assistance in environmental investigation, please submit a request for Lead Agency Oversight Application which can be found at: <https://dtsc.ca.gov/brownfields/voluntary-agreements-quick-reference-guide/>.

Should you have any questions regarding this letter, please contact me at (714) 484-5392 or by email at ChiaRin.Yen@dtsc.ca.gov.

Sincerely,



Chia Rin Yen
Environmental Scientist
Brownfields Restoration and School Evaluation Branch
Site Mitigation and Restoration Program

mv/cy/yg

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