

**ADDENDUM TO THE FINAL INITIAL STUDY/MITIGATED NEGATIVE DECLARATION FOR
PLACENTIA (VAN BUREN AND ORANGETHORPE) PROJECT SITE
May 13, 2021**

I. INTRODUCTION

Pursuant to the provisions of the California Environmental Quality Act (CEQA), the City of Placentia (City), acting as lead city agency, distributed a proposed Mitigated Negative Declaration (MND) for the Placentia (Van Buren And Orangethorpe) site, located at located at 443, 449, 455 and 461 South Van Buren Street in Placentia, California, for public review and comment. The Final MND was adopted by the City on April 20, 2021

Pursuant to the provisions of the CEQA, the Department of Toxic Substances Control (DTSC) is supplementing the Final MND to incorporate the updated project description from the Draft Removal Action Workplan which was completed after adoption of the Final MND. Although all of the recommended measures associated with the removal action had been identified and incorporated into the Final MND, those activities have had minor modifications and are provided below for clarity. This Addendum has been prepared to update the project description.

DTSC has determined that an Addendum is the appropriate subsequent CEQA document for the Removal Action Workplan activities pursuant to the CEQA Guidelines [Cal. Code Regs., tit. 14, § 15164(b)] because none of the conditions described in the CEQA Guidelines [Cal. Code Regs., tit. 14, §15162] apply.

Pursuant to CEQA Guidelines [Cal. Code Regs., tit. 14, §15164(c)], this Addendum is not being circulated for public review. DTSC will file a Notice of Determination with the State of California Office of Planning and Research, State Clearinghouse, upon approval of the Removal Action Workplan.

II. PURPOSE OF ADDENDUM AND CEQA REQUIREMENTS

The purpose of this Addendum is to update the project description provided in the MND to include an updated overview of the removal activities described in the Removal Action Workplan. As the MND included the project activities in the analysis of the project's potential impacts, the addition to the project description will not add to the significant impacts. This document has been prepared in accordance with the CEQA Guidelines, [Cal. Code Regs., tit. 14, §15164 and §15162].

The CEQA Guidelines [Cal. Code Regs., tit. 14, §15162(a)] provides that, for a project covered by a certified Environmental Impact Report (EIR) or adopted negative declaration, preparation of a subsequent EIR or negative declaration rather than an Addendum is required only if one or more of the following conditions occur:

1. *Substantial changes are proposed in the project which will require major revisions of the previous EIR or negative declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects;*
2. *Substantial changes occur with respect to the circumstances under which the project is undertaken which will require major revisions of the previous EIR or negative declaration due to the involvement of*

new significant environmental effects or a substantial increase in the severity of the previously identified significant effects; or

3. *New information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time of the previous EIR was certified as complete or the negative declaration was adopted, shows any of the following:*
- a) *The project will have one or more significant effects not discussed in the previous EIR or negative declaration;*
 - b) *Significant effects previously examined will be substantially more severe than shown in the previous EIR or negative declaration;*
 - c) *Mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative;* or
 - d) *Mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR or negative declaration would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measures or alternative.*

Cal. Code Regs., tit., § 15164(b) of the CEQA Guidelines states:

“An addendum to an adopted negative declaration may be prepared if only minor technical changes or additions are necessary or none of the conditions described in Section 15162 calling for the preparation of a subsequent EIR or negative declaration have occurred.”

Based on the analysis presented herein, DTSC has determined that an Addendum to the Final MND is the appropriate CEQA document to address the Removal Action Workplan activities given that none of the conditions described in the CEQA Guidelines [Cal. Code Regs., Title 14, section 15162] calling for the preparation of a subsequent EIR or negative declaration have occurred. The environmental analysis relies on the analyses completed in the Final MND and directly references the Final Removal Action Workplan where appropriate.

III. APPLICATION OF PREVIOUSLY CERTIFIED ENVIRONMENTAL DOCUMENTATION TO REMOVAL ACTION WORKPLAN

The Final MND evaluated the potential impacts associated with the Placentia (Van Buren And Orangethorpe) project which proposes to develop a former 5.6-acre auto wrecking facility with 139 for-sale residential townhome units. The City requires soil investigation, remediation and a no further action determination from DTSC prior to issuance of building permits.

Although potential environmental impacts associated with the removal activities described in the Removal Action Workplan were analyzed in the Final MND, the revised activities were not included in the project description. There were two minor changes. First, the amount of soil to be removed increased by approximately 300 cubic yards. Second, the lead impacted soil will be treated onsite to reduce soluble lead concentrations, prior to offsite disposal.

The following text will be considered part of the project description associated with the Final MND:

- The proposed Removal Action Workplan would treat onsite excavated soils containing (a) soluble lead at 5 milligrams per liter (mg/L) or above and (b) lead below 1,000 milligrams per kilogram (mg/kg) prior to the offsite disposal.

- Onsite treatment would be conducted by a transportable treatment unit by mixing impacted soil with a fly-ash mixture to reduce the soluble lead concentrations to below 5 mg/L .
- Approximately 4,300 cubic yards (approximately 6,450 tons) of lead -impacted soil and 835 cubic yards (approximately 1,250 tons) of total petroleum impacted soil would be removed from the site for offsite disposal.

Excavation and disposal of any contaminated soil will occur concurrently with the site construction activities detailed in the Final MND.

IV. ENVIRONMENTAL IMPACT ANALYSIS

As noted previously, the Final MND addresses all of the potential impacts from the removal actions proposed in the Removal Action Workplan. Based on these considerations, there are no new impact issue areas and there will be no change to the analyses and findings presented in the Final MND.

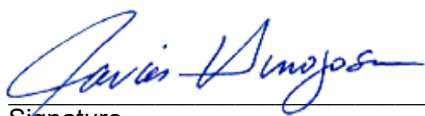
IV. CONCLUSION

The Removal Action Workplan will not alter the impact findings and mitigation measures presented in the Final MND. With implementation of this addendum, there will be no new significant impacts and no substantial increase in the severity of impacts regarding these issues compared to the issues identified in the Final MND. Therefore, the impacts for the Removal Action Workplan are within the scope of impacts identified in the MND, and the MND adequately addressed all impacts of the project.

Based on the above, an Addendum is the appropriate CEQA document for the Removal Action Workplan activities pursuant to the CEQA Guidelines [Cal. Code Regs., tit. 14, § 15164(b)] because none of the conditions described in the CEQA Guidelines [Cal. Code Regs., tit. 14, §15162] apply. This Addendum has appropriately disclosed the potential impacts from the Removal Action Workplan activities and will be included as part of the CEQA record for the Removal Action Workplan. A Notice of Determination for the project activities outlined in this Addendum to the Final MND will be filed by DTSC with the California State Clearinghouse within the State of California Office of Planning and Research.

CERTIFICATION

I hereby certify that the statements furnished above present the data and information required for this evaluation to the best of my ability and that the facts, statements, and information presented are true and correct to the best of my knowledge and belief.



Signature

5/13/2021

Date

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