

**CALIFORNIA ENVIRONMENTAL QUALITY ACT  
NOTICE OF DETERMINATION**

To: Office of Planning and Research  
State Clearinghouse  
P.O. Box 3044, 1400 Tenth Street, Room 212  
Sacramento, CA 95812-3044

From: Department of Toxic Substances Control  
Site Mitigation and Restoration Program  
5796 Corporate Avenue  
Cypress, CA 90630

**Subject:** FILING OF NOTICE OF DETERMINATION IN COMPLIANCE WITH SECTION 21108 OF THE PUBLIC RESOURCES CODE

**Project Title:** Addendum to the Final Initial Study/Mitigated Negative Declaration for the Latitude Residential Project, Also known as the Placentia (Van Buren And Orangethorpe) Project) Site

**State Clearinghouse Number:** 2020080269

**Project Location:** 443, 449, 455 and 461 South Van Buren Street in Placentia, California

**County:** Orange

**Project Applicant:** Toffoli Investments LLC

**Project Description:** 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 Latitude Residential Project, also known as 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: (1) The amount of soil to be removed increased by approximately 300 cubic yards, and (2), the lead impacted soil will be treated onsite to reduce soluble lead concentrations, prior to offsite disposal. The referenced Addendum was prepared to update the project description. The Removal Action Workplan will not alter the impact findings and mitigation measures presented in the 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 MND.

As Lead Agency under the California Environmental Quality Act (CEQA), DTSC approved the above-described project on May 13, 2021 and has made the following determinations:

1. The project will not have a significant effect on the environment.
2. A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of project approval.
4. A Statement of Overriding Considerations was not adopted for this project.
5. Findings were made pursuant to the provisions of CEQA.

The administrative record for this project is available to the public by appointment at the following location:

Department of Toxic Substances Control  
Brownfields Restoration and School Evaluation Branch  
Site Mitigation and Restoration Program  
Department of Toxic Substances Control  
5796 Corporate Avenue  
Cypress, California 90630

Additional project information is available on EnviroStor:

[https://www.envirostor.dtsc.ca.gov/public/profile\\_report.asp?global\\_id=60002948](https://www.envirostor.dtsc.ca.gov/public/profile_report.asp?global_id=60002948)

Contact Person  
Chia Rin Yen

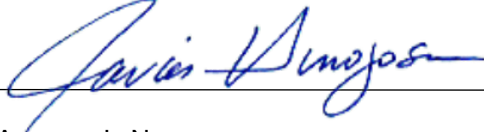
Contact Title  
Environmental Scientist

Phone Number  
714-484-5392

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Approver's Signature:

Date:



May 13, 2021

Approver's Name  
Javier Hinojosa

Approver's Title  
Branch Chief

Approver's Phone Number  
714-484-5484

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TO BE COMPLETED BY OPR ONLY

Date Received for Filing and Posting at OPR: