

DEPARTMENT OF TRANSPORTATION

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Governor's Office of Planning & Research

October 15, 2020

Oct 15 2020**STATE CLEARINGHOUSE**

Ms. Nancy Lee, Senior Planner
Planning Division
City of El Monte
11333 Valley Blvd.
El Monte, CA 917331

RE: KB Home Orchard St. & Cypress Ave.
Modified Project
Vic. LA-10 PM 29.49
SCH # 2020090382
GTS # LA-2020-03373AL-MND

Dear Ms. Lee:

Thank you for including the California Department of Transportation (Caltrans) in the environmental review process for the above referenced project. The Project proposes to demolish 159,100 square feet of existing industrial space and construct 103 townhomes with attached two-car garage on a 5.24-acre site.

The mission of Caltrans is to provide a safe, sustainable, integrated and efficient transportation system to enhance California's economy and livability. Senate Bill 743 (2013) has been codified into CEQA law. It mandates that CEQA review of transportation impacts of proposed developments be modified by using Vehicle Miles Traveled (VMT) as the primary metric in identifying transportation impacts. You may reference The Governor's Office of Planning and Research (OPR) website for more information.

<http://opr.ca.gov/ceqa/updates/guidelines/>

This development should incorporate multi-modal and complete streets transportation elements that will actively promote alternatives to car use and better manage existing parking assets. Prioritizing and allocating space to efficient modes of travel such as bicycling and public transit can allow streets to transport more people in a fixed amount of right-of-way.

As a reminder, Vehicle Miles Traveled (VMT) will be the standard transportation analysis metric in CEQA for land use projects after the July 1, 2020 statewide implementation date. Agencies may opt-in prior to that date.

Caltrans supports the implementation of complete streets and pedestrian safety measures such as road diets and other traffic calming measures. Please note the Federal Highway Administration (FHWA) recognizes the road diet treatment as a proven safety countermeasure, and the cost of a road diet can be significantly reduced if implemented in tandem with routine street resurfacing.

Also, Caltrans has published the VMT-focused Transportation Impact Study Guide (TISG), dated May 20, 2020 and Caltrans Interim Land Development and Intergovernmental Review (LD-IGR) Safety Review Practitioners Guidance, prepared in July 2020.

<https://dot.ca.gov/programs/transportation-planning/office-of-smart-mobility-climate-change/sb-743>

Overall, the environmental report should include a Transportation Impact Study (TIS) to ensure all modes are well served by planning and development activities. This includes reducing single occupancy vehicle trips, ensuring safety, reducing vehicle miles traveled, supporting accessibility, and reducing greenhouse gas emissions.

The project will generate 298 daily traffic trips, -6/14 AM/PM peak hour net traffic trips. Based on VMT Area and Proximity to Transit screening, the Project would result in a less than significant transportation impact concerning VMT.

Foothill Transit such as Foothill Transit Line 190, 194, and 282 serves the project site with two bus stops located near the Ramona Boulevard at Lee Lane intersection, southeast of the Project site. The El Monte Metrolink Station is less than 0.5 mile from the Project site at 10925 Railroad Street, El Monte.

Ramona Blvd. is designated as a Class III bike route, but there is no signage along the street that denotes "BIKE ROUTE." The City may consider to install a signage near the Project site or the City may set up a fair share program to implement bicycle awareness program for the public.

Pedestrian sidewalks are provided along Orchard Street, Cypress Avenue, and Iris Lane. The Project would not interfere with the Project area's sidewalks, except along Iris Lane and Orchard Street where street dedications are proposed, and the sidewalks would be realigned. The Project also proposes pedestrian access via the proposed entrances on Orchard Street and Cypress Avenue.

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October 15, 2020
Page 3 of 3

If you have any questions, please feel free to contact Mr. Alan Lin the project coordinator at (213) 897-8391 and refer to GTS # LA-2020-03373AL-MND.

Sincerely,

Miya Edmonson

MIYA EDMONSON
IGR/CEQA Branch Chief

email: Scott Morgan, State Clearinghouse