

**NOTICE OF INTENT TO ADOPT  
A NEGATIVE DECLARATION**

The City of Huntington Park has prepared an Initial Study for the following project in accordance with City and State of California Environmental Quality Act Guidelines.

**Project Title:** Slauson Marketplace

**Project Applicant:** DLR Group

**Project Location:** The Project site occupies approximately 6 acres within four lots in the northerly portion of the City of Huntington Park. The addresses/Assessor Parcel Numbers of the Project site are as follows:

- 2901 East Slauson Avenue/6310-016-007
- 2909 East Slauson Avenue/6310-016-006
- 5731 Bickett Street/6310-016-009
- 5795 Bickett Street/6310-016-005

**Project Description:** The Project involves a Development Permit/Conditional Use Permit application that would allow the following on a 5.5-acre property (Project site) on four parcels (2901 and 2909 East Slauson Avenue 5731 and 5795 Bickett Street) located at the northwest corner of the Slauson Avenue/Bickett Street intersection in the City of Huntington Park.

- Demolition (via a Demolition Permit) of 2 buildings (that together comprise an area of 36,723 square feet) existing on the Project site and demolition of 2 auxiliary structures that currently comprise an additional 2,373 square feet.
- Remodel/renovation of the one remaining building on the Project site for a new retail tenant. This 55,891 square foot building is one story in height, approximately 18 feet tall, and will contain a tower element that will extend to a height of 30 feet.
- Development of two new retail/food building pads for future single-story businesses that would occupy a total 8,050 square feet (4,950 square feet; 3,100 square feet). The new buildings will have parapets 18-24 feet in height and tower elements extending to 28 feet in height.
- Development of 225 parking spaces.
- Development of five vehicular accesses: one outbound-only drive-through driveway, one full access unsignalized driveway, and one right-turn in/out driveway along Slauson Avenue; two full access unsignalized driveways along Bickett Street.

The total area of the renovated building and new buildings would be 63,941 square feet, of which 8,050 square feet would be comprised of the two new buildings. The renovated and new buildings would cover approximately 26 percent of the Project site.

The City prepared an Initial Study to determine the Project's impact(s) on the environment and found that the Project would not have any significant impacts on the environment. Therefore, a Mitigated Negative Declaration was prepared.

The public hearing to consider the Mitigated Negative Declaration is scheduled before the Planning Commission on December 9, 2020.

Copies of the proposed Mitigated Negative Declaration and related documents are on file and available for public review in the Huntington Park City Hall during the hours of 7:00 a.m. to 5:30 p.m. Monday through Thursday and the Huntington Park Public Library. This Notice will be posted at the following locations.

- Los Angeles County Recorder's Office  
12400 Imperial Highway, Norwalk, CA 90650
- Huntington Park City Hall

6550 Miles Avenue, Huntington Park, CA 90255

- Huntington Park Public Library

6518 Miles Avenue, Huntington Park, CA 90255

The starting date for the review period during which the Lead Agency will receive comments about the proposed Mitigated Negative Declaration shall be **October 27, 2020**. The ending date for the review period shall be **November 27, 2020**, at which time all written comments about the Mitigated Negative Declaration must be received by the City. Persons wishing to review or obtain copies of the proposed Negative Declaration and Initial Study may contact Sergio Infanzon, Director of Community Development.

A handwritten signature in blue ink, appearing to read "Sergio Infanzon", is written over a horizontal line. The signature is fluid and cursive, with a large loop at the end.

**Sergio Infanzon, Director of Community Development**

**Project Site Location**  
**Aerial View**



