

DEPARTMENT OF TRANSPORTATION

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Governor's Office of Planning & Research

Apr 08 2021

STATE CLEARINGHOUSE

April 8, 2021

Mr. Jason Moquin, Planning Manager
Public Work/Development Services Department
City of Monterey Park
320 W. Newmark Avenue
Monterey Park, CA 91754

RE: Whitmore Villa Residential Development
Vic. LA-10 PM 24.83
SCH # 2021030384
GTS # LA-2021-03524AL-MND

Dear Mr. Moquin:

Thank you for including the California Department of Transportation (Caltrans) in the environmental review process for the above referenced project. The Project includes the construction of Whitmore Villa, a 63-unit condominium development in 11 buildings with attached and subterranean garages.

The mission of Caltrans is to provide a safe and reliable transportation network that serves all people and respects the environment. 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. As a reminder, Vehicle Miles Traveled (VMT) is the standard transportation analysis metric in CEQA for land use projects after the July 1, 2020 statewide implementation date. You may reference The Governor's Office of Planning and Research (OPR) website for more information.

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

The project site includes two parcels in the jurisdiction of Monterey Park. Since the proposed project would include high-density residential development, and the project is in an area with a mix of land uses, and is accessible by transit, it was screened against the City's "Low VMT Area" threshold. Based on this threshold, the SGVCOG's web-based tool shows that both parcels are within a low VMT area (SGVCOG 2020). Therefore, the proposed project would have a less than significant impact.

Mr. Jason Moquin

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For this project, transportation of heavy construction equipment and/or materials, which requires the use of oversized-transport vehicles on State highways, will require a transportation permit from Caltrans. It is recommended that large size truck trips be limited to off-peak commute periods and idle time not to exceed 10 minutes.

If you have any questions, please feel free to contact Mr. Alan Lin the project coordinator at (213) 269-1124 and refer to GTS # LA-2021-03524AL-MND.

Sincerely,

Anthony Higgins for

MIYA EDMONSON
IGR/CEQA Branch Chief

Cc: State Clearinghouse