

Notice of Determination

Appendix D

To:

Office of Planning and Research
U.S. Mail: _____ Street Address: _____
P.O. Box 3044 1400 Tenth St., Rm 113
Sacramento, CA 95812-3044 Sacramento, CA 95814

County Clerk
County of: Los Angeles
Address: 12400 Imperial Highway
Norwalk, CA 90650

From:

Public Agency: City of Paramount
Address: City of Paramount Planning Dept
16400 Colorado Ave, CA 90723
Contact: John King, Assistant Planning Director
Phone: (562) 220-2049

Lead Agency (if different from above): _____
Address: _____
Contact: _____
Phone: _____

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2022010064

Project Title: North Paramount Gateway Specific Plan

Project Applicant: City of Paramount

Project Location (include county): Northern portion of City of Paramount, Los Angeles County

Project Description:

See Attachment.

ORIGINAL FILED

AUG 24 2023

LOS ANGELES, COUNTY CLERK

This is to advise that the City of Paramount has approved the above
(Lead Agency or Responsible Agency)

described project on 8/22/23 and has made the following determinations regarding the above
(date)
described project.

1. The project [will will not] have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [were were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [was was not] adopted for this project.
5. A statement of Overriding Considerations [was was not] adopted for this project.
6. Findings [were were not] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

City of Paramount Planning Department, 16400 Colorado Avenue, Paramount, CA 90723

Signature (Public Agency):  Title: Assistant Planning Director

Date: 8/23/23 Date Received for filing at OPR: _____

Notice of Determination Attachment

City of Paramount

North Paramount Gateway Specific Plan Project

SCH# 2022010064

Project Description:

The North Paramount Gateway Specific Plan Project (NPGSP) replaces two existing specific plans - the Clearwater North Specific Plan and the Howe/Orizaba Specific Plan - into a single specific plan, slightly expands the planning area to incorporate additional key parcels along Paramount Boulevard and provides a land use plan to support reducing vehicle miles traveled (VMT), sustainability efforts, and economic vitality near the planned West Santa Ana Branch (WSAB) light rail transit station at the Paramount Boulevard/Rosecrans Avenue intersection.

Proposed General Plan Amendment

The NPGSP would be implemented through a General Plan Amendment that would include identification of the NPGSP and change of General Plan Land Use designations along Paramount Boulevard from Commercial and Multiple-Family Residential to Area Plan.

Proposed Zone Changes

The proposed NPGSP would replace the current zoning standards with customized standards for mixed-use infill development and comprehensive design standards for the built environment. The NPGSP would revise the existing zoning designations and boundaries of Multiple-Family Residential (R-M); General Commercial (C-3); Commercial-Manufacturing (C-M); and PD-PS (Planned Development with Performance Standards) to the proposed NPGSP zoning designations of Multiple-Family Residential, Medium Density (R-M) (distinguished from R-M-HD); Multiple-Family Residential, High Density (R-M-HD) (a new zoning designation per the proposed NPGSP); Mixed-Use, Medium Density (MU-1); and Mixed-Use, High Density (MU-2).

The maximum residential density would increase from 22 du/ac to 30 du/ac in the Multiple-Family Residential (R-M) and Mixed-Use, Medium Density (MU-1) zones, and to 40 du/ac in the Multiple-Family Residential High Density (R-M-HD) and Mixed-Use, High Density (MU-2) zones. Maximum building heights and floor area ratio (FAR) would generally remain consistent with current standards, with a 30 to 45-foot height limit and 1.5 to 2.0 FAR maximum for applicable zoning designations. The General Plan Land Use Map designation "Area Plan" would be expanded to encompass the entire NPGSP area.

The maximum buildout of the proposed NPGSP zoning in 2045 would be 5,044 residential units and 31,171 square feet of retail and office space.

State of California—Natural Resources Agency
 CALIFORNIA DEPARTMENT OF FISH AND WILDLIFE
2023 ENVIRONMENTAL FILING FEE CASH RECEIPT

RECEIPT # 202308231250008
STATE CLEARING HOUSE # (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY CITY OF PARAMOUNT			DATE 08/23/2023
COUNTY/STATE AGENCY OF FILING LACC			DOCUMENT NUMBER 2023184504
PROJECT TITLE NORTH PARAMOUNT GATEWAY SPECIFIC PLAN			
PROJECT APPLICANT NAME JOHN KING			PHONE NUMBER
PROJECT APPLICANT ADDRESS 16400 COLORADO AVENUE	CITY PARAMOUNT	STATE CA	ZIP CODE 90723

PROJECT APPLICANT (Check appropriate box):

Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity


CHECK APPLICABLE FEES:

<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$3,839.25	\$ 3,839.25
<input type="checkbox"/> Negative Declaration (ND)(MND)	\$2,764.00	\$ 0.00
<input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board Only)	\$850.00	\$ 0.00
<input type="checkbox"/> Projects Subject to Certified Regulatory Programs (CRP)	\$1,305.25	\$ 0.00
<input checked="" type="checkbox"/> County Administrative Fee	\$50.00	\$ 75.00
<input type="checkbox"/> Project that is exempt from fees		
<input type="checkbox"/> Notice of Exemption		
<input type="checkbox"/> CDFW No Effect Determination (Form Attached)		
<input type="checkbox"/> Other _____		\$ 0.00

PAYMENT METHOD:

Cash
 Credit
 Check
 Other _____

\$ 3,914.25

SIGNATURE X 	TITLE ITC
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