

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: 2022090476

Project Title: 4665 Lampson Avenue

Lead Agency: City of Los Alamitos

Contact Name: Tom Oliver, Associate Planner

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Project Location: Los Alamitos Orange
City *County*

Project Description (Proposed actions, location, and/or consequences).

The Project Applicant, Lampson Park Place, LLC, is seeking approval of a Site Development Permit – Major, Tentative Parcel Map 2022-133 (for Finance and Conveyance Purposes), Vesting Tentative Tract Map No. 19263 (for Condominium Purposes), and an Affordable Housing Unit Application for Density Bonus and/or Incentives or Concessions to redevelop the Project site with 246 residential units. The Proposed Project would demolish the existing office building and surface parking lot on the 12.3-acre property and redevelop the Project site with 246 residential units consisting of a variety of different product types, including: 55 single family detached homes, 114 townhomes, and 77 for rent affordable multi-family apartment homes, construction of associated site improvements. The Project site is located at 4665 Lampson Avenue, in the City of Los Alamitos, County of Orange (Assessor Parcel Number (APN) 130-012-35). Specifically, the Project site is north of Lampson Avenue and northwest of the intersection of Lampson Avenue and Rose Street.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The DEIR identifies potential significant effects generated by the proposed project in relation to the following Environmental Analysis Checklist Categories: Biological Resources, Cultural Resources, Geology and Soils, Transportation, and Tribal Cultural Resources. The DEIR includes proposed mitigation measures that will ensure that the Proposed Project will not result in any significant, adverse effects on the environment, except for Transportation (Vehicle Miles Traveled) impacts. Implementation of mitigation measures would reduce Transportation impacts to the extent feasible, however, impacts would remain significant and unavoidable. The Project site is not located on any list of hazardous materials sites compiled pursuant to Government Code Section 65962.5.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Refer to Draft EIR, Table 1-1, Summary of NOP Comments.

Provide a list of the responsible or trustee agencies for the project.

Regional Water Quality Control Board
Rossmore Los Alamitos Area Sewer District
South Coast Air Quality Management District
City of Seal Beach