



NOTICE OF DETERMINATION

TO: Los Angeles County Clerk
Environmental Filings
12400 Imperial Hwy., Rm. 2001
Norwalk, CA 90650

FROM: City of Montebello
Planning and Community Development Department
1600 West Beverly Boulevard
Montebello, California, 90640

Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812-3044

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

State Clearinghouse Number: 2023050665

Project Title: City of Montebello General Plan Update and Downtown Montebello Specific Plan

Project Applicant: City of Montebello

Case Nos. PC-2024-005-GPU-BMP and PC-2024-0006-SP

Contact Person: Joseph Palombi, Director of Planning and Community Development

Telephone Number: (323) 887-1200 ext. 1598

Project Location (include county): Montebello, Los Angeles County, California

Project Description: The City of Montebello General Plan Update and Downtown Montebello Specific Plan (the "Project") establish goals, policies, and new regulations for future development within the City of Montebello (the "City," the boundaries of which are shown in the "Project Area" map shown in Attachment A). The General Plan Update includes a comprehensive update of the City's General Plan. The General Plan Update includes an update of the City's Housing Element (6th Cycle, 2021-2029), which was adopted by the City Council on June 22, 2022, and subsequently certified by the California Department of Housing and Community Development ("HCD") on July 11, 2022. While an Initial Study/Negative Declaration (IS-ND) was prepared and adopted for the 6th Cycle Housing Element, the 6th Cycle Housing Element is also analyzed in the Environmental Impact Report (EIR) for the Project. The remaining elements of the General Plan Update consists of eight chapters: 1) Our Natural Community; 2) Our Prosperous Community; 3) Our Well Planned Community; 4) Our Accessible Community; 5) Our Healthy Community; 6) Our Safe Community; 7) Our Active Community; and 8) Our Creative Community. As part of the Project, the General Plan has been reorganized and reformatted, with updated goals and policies that reflect the community-driven vision of Montebello that the General Plan Update seeks to achieve. The General Plan Land Use Map has also been updated.

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City of Montebello General Plan Update and Downtown Montebello Specific Plan
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The Downtown Montebello Specific Plan establishes rules, regulations, and standards for implementation of the community-driven vision as it permits future development occurring within the Downtown Montebello Specific Plan Area. The Downtown Montebello Specific Plan is a component of the General Plan Update. The Specific Plan focuses on Downtown Montebello, which is roughly bounded by Greenwood Avenue on the west, Los Angeles Avenue on the south, the Rio Hondo Channel on the east, and Cleveland Avenue on the north. The boundaries of the Downtown Montebello Specific Plan area are shown with the red line on the "Project Area" map shown in Attachment A. The Downtown Montebello Specific Plan proposes a vibrant core that promotes walkability and distinctive areas for gathering and events with people friendly streetscape areas and related amenities. The Specific Plan is an integrated plan that implements the community driven vision, direction, and policy guidance set in the Montebello General Plan Update. These documents are intended to enhance the public right-of-way through selective market supported infill development that includes, among other things, two- and three-story buildings that will augment the character and quality of the street as well as activate the street, giving new energy to the area through unique, local, and high-quality experience-based retail opportunities.

As analyzed as part of the Project in the EIR, the actions associated with the Project include, among other things, adoption of Resolution No. 24-21, adoption of Resolution No. 24-22, and the approval of Ordinance No. 2474 to allow implementation of the General Plan Update and Downtown Montebello Specific Plan.

This is to advise that the City of Montebello (Lead Agency or Responsible Agency) has approved the above-described project on **April 10, 2024**, with a second reading of Ordinance No. 2474 scheduled on April 24, 2024, and has made the following determinations regarding the above-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 the 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 is available to the general public at: City of Montebello Planning and Community Development Department, 1600 West Beverly Boulevard, Montebello, CA 90640.

Signature (Public Agency):



Joseph Palombi, Director of Planning
and Community Development
City of Montebello



Date

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Attachment A: Project Area

