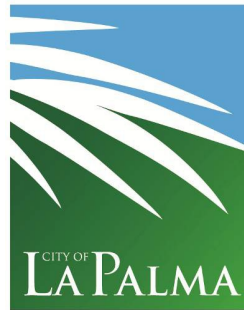


Walker Street Digital Billboard Project

Initial Study Mitigated Negative Declaration

Prepared for:

City of La Palma
7822 Walker Street
La Palma, California 90623



Prepared by:

MIG
1650 Spruce Street, Suite 106
Riverside, California 92507



Public Review Draft
August 23, 2023

- This document is designed for double-sided printing -

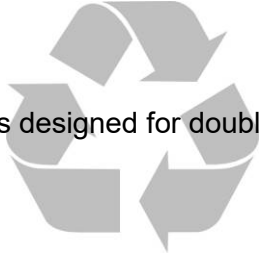


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1 Introduction

The City of La Palma (“Lead Agency”) received an application from Outfront Foster Interstate (“Applicant”) for the construction and operation of a digital billboard (“Project”) located adjacent to State Route 91 (SR-91) in the City of La Palma, California. The billboard would be located within the City’s Freeway Overlay District on the north side of SR-91 at 6951 Walker Street (APN # 276-071-11). The approval of the billboard construction and operation constitutes a *project* that is subject to review under the California Environmental Quality Act (CEQA) 1970 (Public Resources Code, Section 21000 et seq.), and the State CEQA Guidelines (California Code of Regulations, Section 15000 et. seq.).

This Initial Study has been prepared to assess the short-term, long-term, and cumulative environmental impacts that could result from the adoption of the proposed project. This report has been prepared to comply with Section 15063 of the State CEQA Guidelines, which sets forth the required contents of an Initial Study. These include:

- A description of the project, including the location of the project (See Section 2);
- Identification of the environmental setting (See Section 2.10);
- Identification of environmental effects by use of a checklist, matrix, or other methods, provided that entries on the checklist or other form are briefly explained to indicate that there is some evidence to support the entries (See Section 4);
- Discussion of ways to mitigate significant effects identified, if any (See Section 4);
- Examination of whether the project is compatible with existing zoning, plans, and other applicable land use controls (See Section 4.10); and
- The name(s) of the person(s) who prepared or participated in the preparation of the Initial Study (See Section 5).

1.1 – Purpose of CEQA

The body of state law known as *CEQA* was originally enacted in 1970 and has been amended a number of times since then. The legislative intent of these regulations is established in Section 21000 of the California Public Resources Code, as follows:

The Legislature finds and declares as follows:

- a) The maintenance of a quality environment for the people of this state now and in the future is a matter of statewide concern.
- b) It is necessary to provide a high-quality environment that at all times is healthful and pleasing to the senses and intellect of man.
- c) There is a need to understand the relationship between the maintenance of high-quality ecological systems and the general welfare of the people of the state, including their enjoyment of the natural resources of the state.
- d) The capacity of the environment is limited, and it is the intent of the Legislature that the government of the state takes immediate steps to identify any critical thresholds for the health and safety of the people of the state and take all coordinated actions necessary to prevent such thresholds being reached.
- e) Every citizen has a responsibility to contribute to the preservation and enhancement of the environment.
- f) The interrelationship of policies and practices in the management of natural resources and waste disposal requires systematic and concerted efforts by public and private interests to enhance environmental quality and to control environmental pollution.

- g) It is the intent of the Legislature that all agencies of the state government which regulate activities of private individuals, corporations, and public agencies which are found to affect the quality of the environment, shall regulate such activities so that major consideration is given to preventing environmental damage, while providing a decent home and satisfying living environment for every Californian.

The Legislature further finds and declares that it is the policy of the State to:

- h) Develop and maintain a high-quality environment now and in the future, and take all action necessary to protect, rehabilitate, and enhance the environmental quality of the state.
- i) Take all action necessary to provide the people of this state with clean air and water, enjoyment of aesthetic, natural, scenic, and historic environmental qualities, and freedom from excessive noise.
- j) Prevent the elimination of fish or wildlife species due to man's activities, insure that fish and wildlife populations do not drop below self-perpetuating levels, and preserve for future generations representations of all plant and animal communities and examples of the major periods of California history.
- k) Ensure that the long-term protection of the environment, consistent with the provision of a decent home and suitable living environment for every Californian, shall be the guiding criterion in public decisions.
- l) Create and maintain conditions under which man and nature can exist in productive harmony to fulfill the social and economic requirements of present and future generations.
- m) Require governmental agencies at all levels to develop standards and procedures necessary to protect environmental quality.
- n) Require governmental agencies at all levels to consider qualitative factors as well as economic and technical factors and long-term benefits and costs, in addition to short-term benefits and costs and to consider alternatives to proposed actions affecting the environment.

A concise statement of legislative policy, with respect to public agency consideration of projects for some form of approval, is found in Section 21002 of the Public Resources Code, quoted below:

The Legislature finds and declares that it is the policy of the state that public agencies should not approve projects as proposed if there are feasible alternatives or feasible mitigation measures available which would substantially lessen the significant environmental effects of such projects, and that the procedures required by this division are intended to assist public agencies in systematically identifying both the significant effects of proposed projects and the feasible alternatives or feasible mitigation measures which would avoid or substantially lessen such significant effects. The Legislature further finds and declares that in the event specific economic, social, or other conditions make infeasible such project alternatives or such mitigation measures, individual projects may be approved in spite of one or more significant effects thereof.

1.2 – Public Comments

Comments from all agencies and individuals are invited regarding the information contained in this Initial Study. Such comments should explain any perceived deficiencies in the assessment of impacts, identify the information that is purportedly lacking in the Initial Study or indicate where the information may be found. All comments on the Initial Study are to be submitted to:

Jeff Adams, Planning Consultant
City of La Palma
Community Development Department
7822 Walker Street, La Palma, CA 90623
Telephone: (714) 690-3336
Email: shutter@cityoflapalma.org

Following a 30-day period of circulation and review of the Initial Study, all comments would be considered by the City of La Palma prior to adoption.

1.3 – Availability of Materials

All materials related to the preparation of this Initial Study are available for public review. To request an appointment to review these materials, please contact Scott Hitter, Planning Manager, via telephone at (714) 690-3336 or via email at shutter@cityoflapalma.org.

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2 Project Description

2.1 – Project Title

Walker Street Digital Billboard Project

2.2 – Lead Agency Name and Address

City of La Palma
Community Development Department
7822 Walker Street
La Palma, California 90623

2.3 – Contact Person and Phone Number

Jeff Adams, Planning Consultant
Phone: (714) 690-3336

2.4 – Project Location

La Palma is located in northwest Orange County adjacent to the Los Angeles/Orange County boundary, approximately 18 miles southeast of downtown Los Angeles (See Exhibit 1, Regional Context Map). State Route 91 (SR-91) transverses the northern portion of the City. The proposed digital billboard would be located at 6951 Walker Street (APN #276-071-11) along the north side of SR-91 (See Exhibit 2, Project Vicinity Map). This parcel is currently occupied by an approximately 24,000 square foot commercial/industrial building. The City of La Palma adopted a Freeway Overlay District along SR-91 in September 2014 that allows for development of pole signs and digital billboards (See Exhibit 3, Freeway Overlay District). The proposed project is located within this Overlay District.

2.5 – Project Sponsor's Name and Address

Outfront Foster Interstate
2300 Contra Costa Blvd., Suite 340
Pleasant Hill, California 94523
Attn: Lars Skugstad

2.6 – General Plan Land Use Designation

Mixed Use Business/ Freeway Overlay

2.7 – Zoning District(s)

Mixed Use Business (B-1)/ Freeway Overlay District

2.8 – Project Description

The Applicant is proposing the construction of a digital billboard on land adjacent to and abutting SR-91 right-of-way within city boundaries. The proposed billboard would be located on the southeast portion of the site within the parking lot area (See Exhibit 4, Site Plan). The proposed billboard would be

approximately 92-feet tall and the digital display would be approximately 50-feet wide by 16-feet tall (See Exhibit 5, Billboard Elevation). There are no adjacent residential areas and no changes to the existing parcel other than construction of the billboard is proposed.

The project also proposes the replacement of twenty (20) existing Eucalyptus trees with eight (8) Peppermint willows and twelve (12) crape myrtles within the California Department of Transportation (Caltrans) freeway right-of-way along the north side of the freeway (See Exhibit 6, Tree Removal Plan). Utility connections (electrical) for the billboard would also be provided as part of the proposed project. No other structures or buildings besides the sign-pole and billboard facing are proposed. Construction of the billboard would not require demolition, paving, or grading activities. Construction would be limited to drilling of a hole for the sign-pole, pouring of anchors, erection of the sign-pole, and installation of the digital LED display atop the sign-pole.

2.9 – Surrounding Land Uses

The proposed digital billboard would be located within the Freeway Overlay (FO) on a parcel that currently houses a commercial/ industrial building. The Freeway Overlay (FO) traverses both the north and south side of SR-91. Land Uses surrounding the Freeway Overlay (FO) include Mixed-Use Business, Neighborhood Commercial, Village Multiple Family Residential, Multiple Family Residential, Single Family Residential, Flood Control Utility, Industrial and Open Space/Recreation. To the north of the Freeway Overlay (FO) are commercial and industrial uses. To the east of the Freeway Overlay (FO) are commercial and residential uses. To the south of the Freeway Overlay (FO) are commercial and residential uses. To the west of the Freeway Overlay (FO) are a Flood Control Facility (channelized river) and open-space uses (parks) located in the City of La Palma but owned and operated by the City of Cerritos.

2.10 – Environmental Setting

The City of La Palma is bounded by the City of Cerritos to the north and west, the City of Cypress to the south, and the City of Buena Park to the east. Urban features comprising the City boundaries are 183rd Street on the north, Valley View Street to the east, the former Union Pacific Railroad right-of-way to the south, and Coyote Creek Channel to the west. SR- 91 traverses the City in an east-west direction and provides access to the regional freeway network. La Palma is fully urbanized, with limited vacant land available for development. The project vicinity is completely urbanized and built-out. Land uses surrounding La Palma are primarily commercial and residential. Commercial uses are located along major arterial routes and industrial uses are located in the northern portion of the City.

2.11 – Other Public Agency Whose Approval is Required

Appropriate clearance through Caltrans would be required for highway-oriented signs and removal of trees within the Caltrans right-of-way.

2.12 – Regulatory Provisions

Federal: The Federal Highway Beautification Act of 1965 (23 U.S.C.131) provides for control of outdoor advertising, including removal of certain types of signs, along the interstate highway system. The Act is enforced by the Federal Highway Administration (FHWA). As part of its enforcement effort, the FHWA has entered into agreements regarding the Act with state departments of transportation. The agreements with California are described under the State provisions, below.

In addition, the FHWA has responded to the development of signs that present changing messages, either mechanically or digitally, with an interpretation of its agreements with the states pursuant to the Highway Beautification Act. The FHWA discussed changeable message signs in a Memorandum dated July 17, 1996, concluding that a state could reasonably interpret the provisions of its agreement with the FHWA "...to allow changeable message signs."

The FHWA issued a subsequent memorandum on September 25, 2007, on the subject of off-premises changeable electronic variable message signs (CEVMS). The memorandum stated that proposed laws, regulations, and procedures that allowed changeable message signs subject to acceptable criteria would not violate the prohibition on "intermittent, flashing, or moving" signs as used in the state agreements. The 2007 memorandum identified ranges of acceptability relating to key location and operational characteristics, which have resulted in consistent basic guidelines throughout the country:

- Brightness: The sign brightness should be adjusted to respond to changes in light levels.
- Duration of Message: Duration of display is generally between 4 and 10 seconds; 8 seconds is recommended.
- Transition Time: Transition between messages is generally between 1 and 4 seconds; 1 to 2 seconds is recommended.
- Spacing: Spacing between signs should not be less than the minimum specified for other billboards, or greater if deemed required for safety.
- Locations: Location criteria are the same as for other signs unless it is determined that specific locations are inappropriate.

The memorandum also refers to other standards that have been found helpful to ensure driver safety, including a default designed to freeze the display in one still position if a malfunction occurs; a process for modifying displays and lighting levels where directed by the state departments of transportation to assure safety of the motoring public; and requirements that a display contain static messages without movement such as animation, flashing, scrolling, or intermittent or full-motion video.

State: The California Department of Transportation (Caltrans) is involved in the control of "off-site" displays along state highways. Such displays advertise products or services of businesses located on properties other than that which the display is located. Caltrans does not regulate on-site displays. The Outdoor Advertising act contains a number of provisions relating to the construction and operation of billboards:

- The sign must be constructed to withstand a wind pressure of 20 pounds per square feet of exposed surface (§5401);
- No sign shall display any statements or words of an obscene, indecent, or immoral character (§5402);
- No sign shall display flashing, intermittent or moving light or lights (§5403(h));
- Signs are restricted from areas within 300 feet of an intersection of highways or of highway and railroad rights-of-way, but a sign may be located at the point of interception, as long as a clear view is allowed for 300 feet, and no sign shall be installed that would prevent a traveler from obtaining a clear view of approaching vehicles for a distance of 500 feet along the highway (§5404); and
- Message center signs may not include any illumination or message change that is in motion or appears to be in motion or that change or exposes a message for less than four seconds. No message center sign may be located within 500 feet of an existing billboard, or 1,000 feet of another message center display, on the same side of the highway (§5405);

- No advertising display may be placed or maintained on property adjacent to a section of a freeway that has been landscaped if the advertising display is designed to be viewed primarily by persons traveling on the main-traveled way of the landscaped freeway (§ 5440).

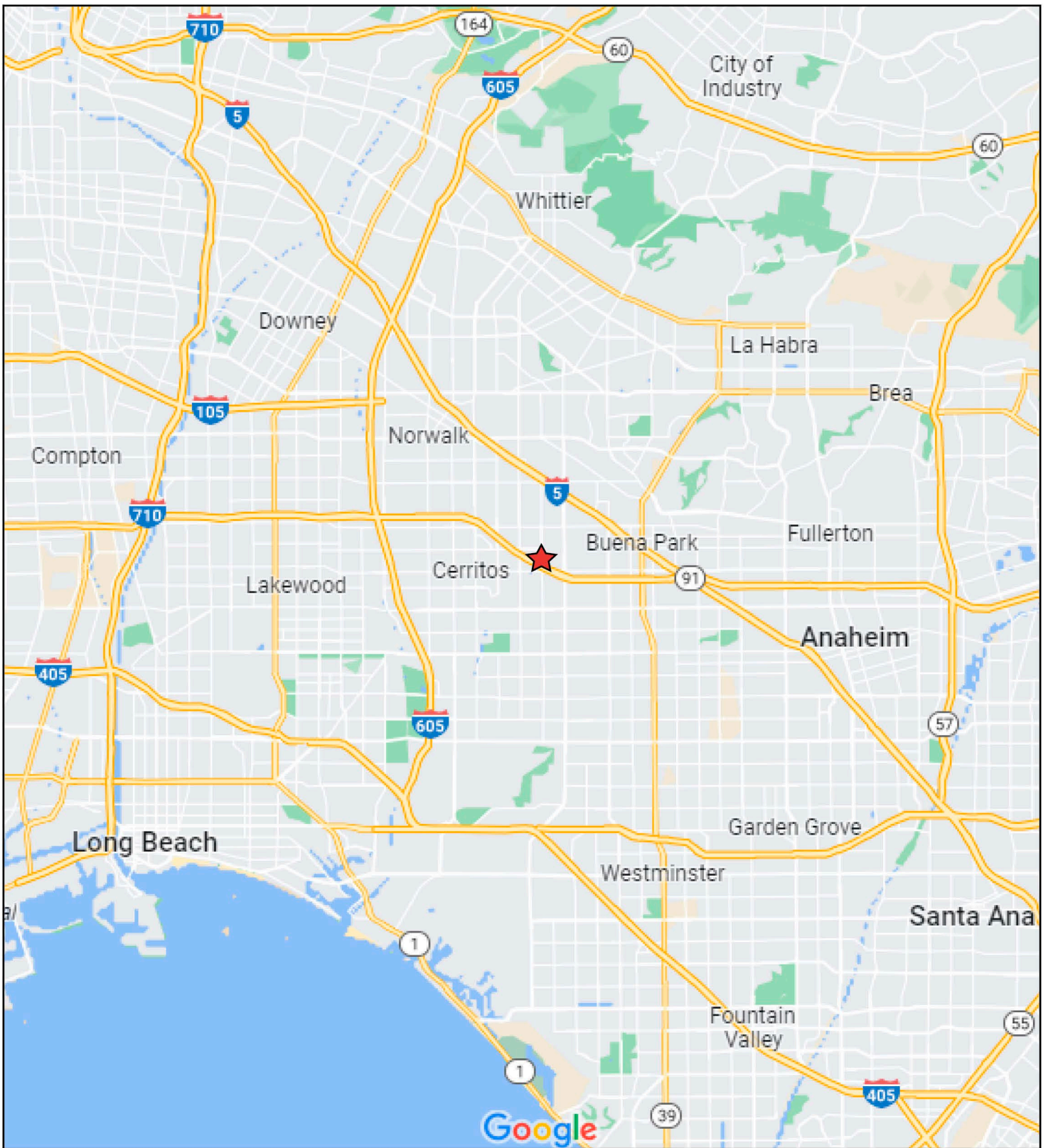
Some freeways are classified as “landscaped freeways.” A landscaped freeway is defined as one that is now, or may in the future be, improved by the planting of lawns, trees, shrubs, flowers, or other ornamental vegetation requiring reasonable maintenance on one or both sides of the freeway (§5216). Off-premise displays are not allowed along landscaped freeways except when approved as part of relocation agreements. However, Caltrans has interpreted these provisions as allowing new billboards along such freeway segments if a relocation agreement has been approved pursuant to §5412 of the Outdoor Advertising Act.

Additional restrictions on outdoor signage are found in the California Vehicle Code. Vehicle Code §21466.5 prohibits the placing of any light source “...of any color of such brilliance as to impair the vision of drivers upon the highway.” Specific standards for measuring light sources are provided. The restrictions may be enforced by Caltrans, the California Highway Patrol, or local authorities.

The FHWA has entered into written agreements with various states as part of implementation of the Highway Beautification Act, including written agreements dated May 1965 and February 1968. The agreements generally provide that the State would control the construction of all outdoor advertising signs, displays, and devices within 660 feet of the interstate highway right-of-way. The agreements provide that such signs shall be erected only in commercial or industrial zones, and are subject to the following restrictions:

- No signs shall imitate or resemble any official traffic sign, signal, or device, nor shall signs obstruct or interfere with official signs;
- No signs shall be erected on rocks or other natural features;
- Signs shall be no larger than 25 feet in height and 60 feet in width, excluding border, trim, and supports;
- Signs on the same side of the freeway must be separated by at least 500 feet; and
- Signs shall not include any flashing, intermittent or moving lights, and shall not emit light that could obstruct or impair the vision of any driver.

California regulates outdoor advertising in the Outdoor Advertising Act (Business and Professions Code §5240 et seq.). Caltrans enforces the law and regulations. Caltrans requires applicants for new outdoor lighting to demonstrate that the owner of the parcel consents to the placement sign, that the parcel on which the sign would be located is zoned commercial or industrial, and that local building permits are obtained and complied with. A digital billboard is identified as a “message center” in the statute, which is an advertising display where the message is changed more than once every two minutes, but no more than once every four seconds (Business and Professions Code §5216.4).



Source: Google Maps

★ - Project Location



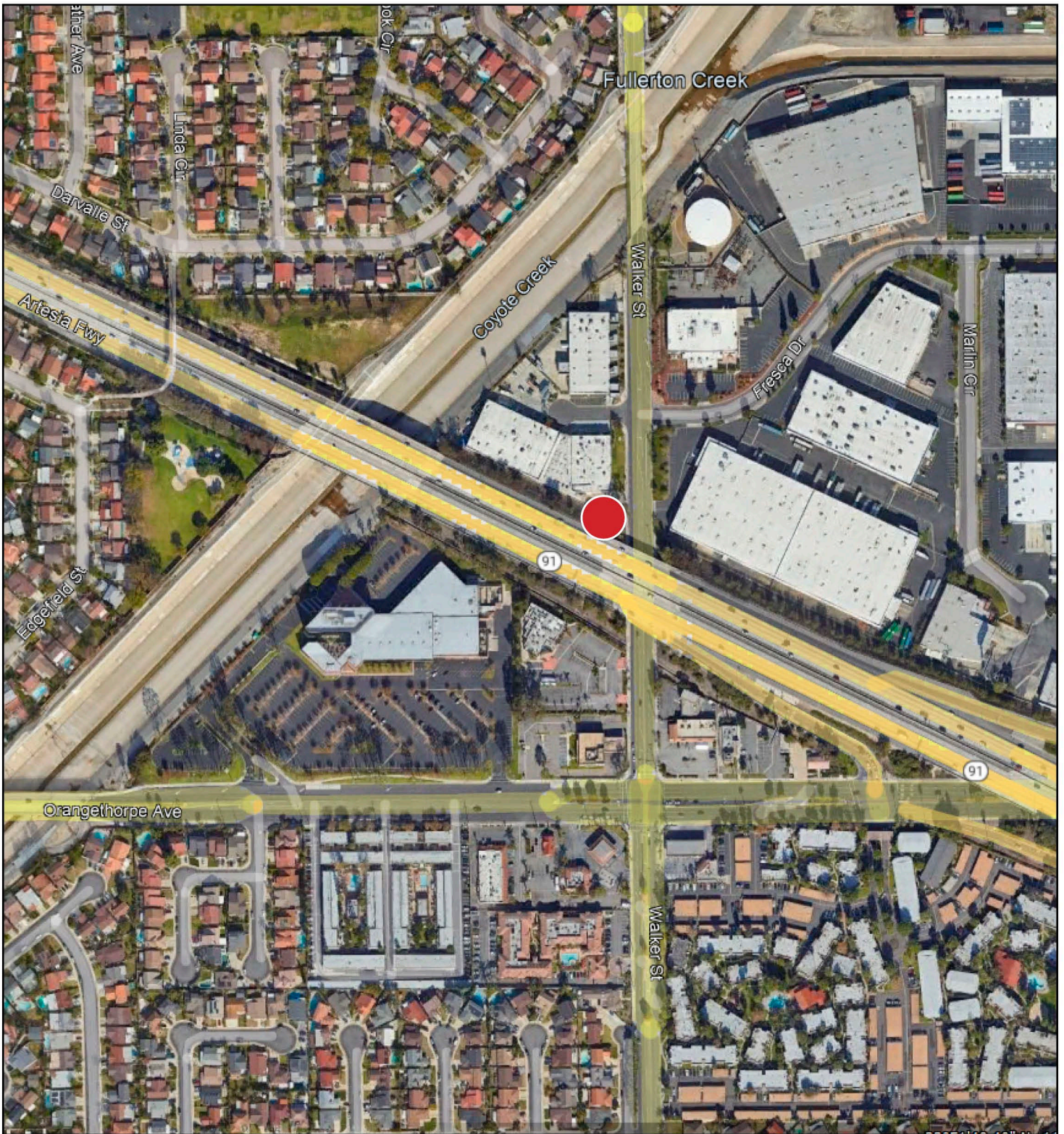
<http://www.migcom.com> • 951-787-9222

Exhibit 1 Regional Context Map

Walker Street Digital Billboard Project
La Palma, California



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Source: Google Earth

 - Billboard Location



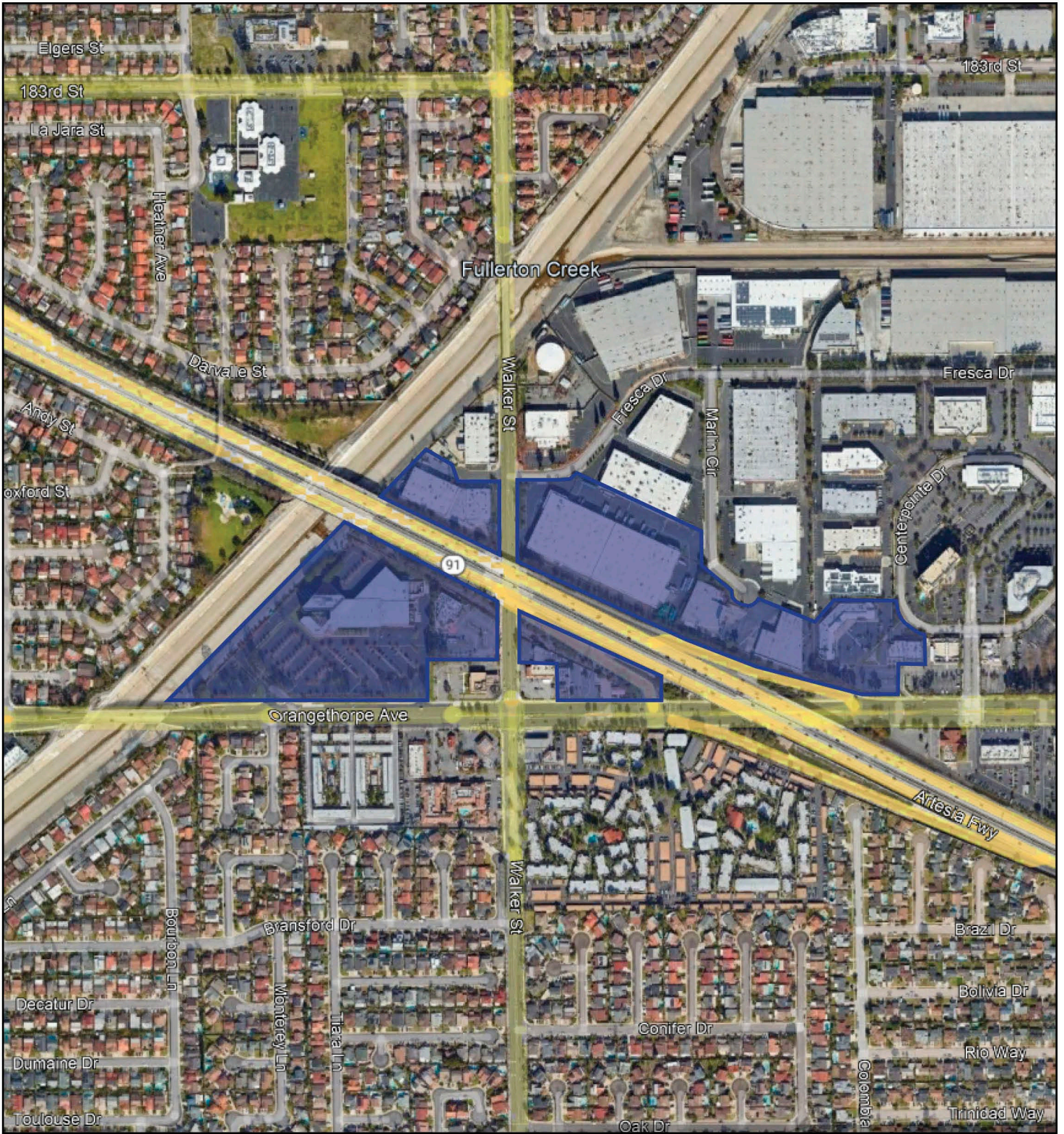
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Exhibit 2 Project Vicinity Map

Walker Street Digital Billboard Project
La Palma, California

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Source: Google Earth



- Freeway Overlay District



Not to Scale

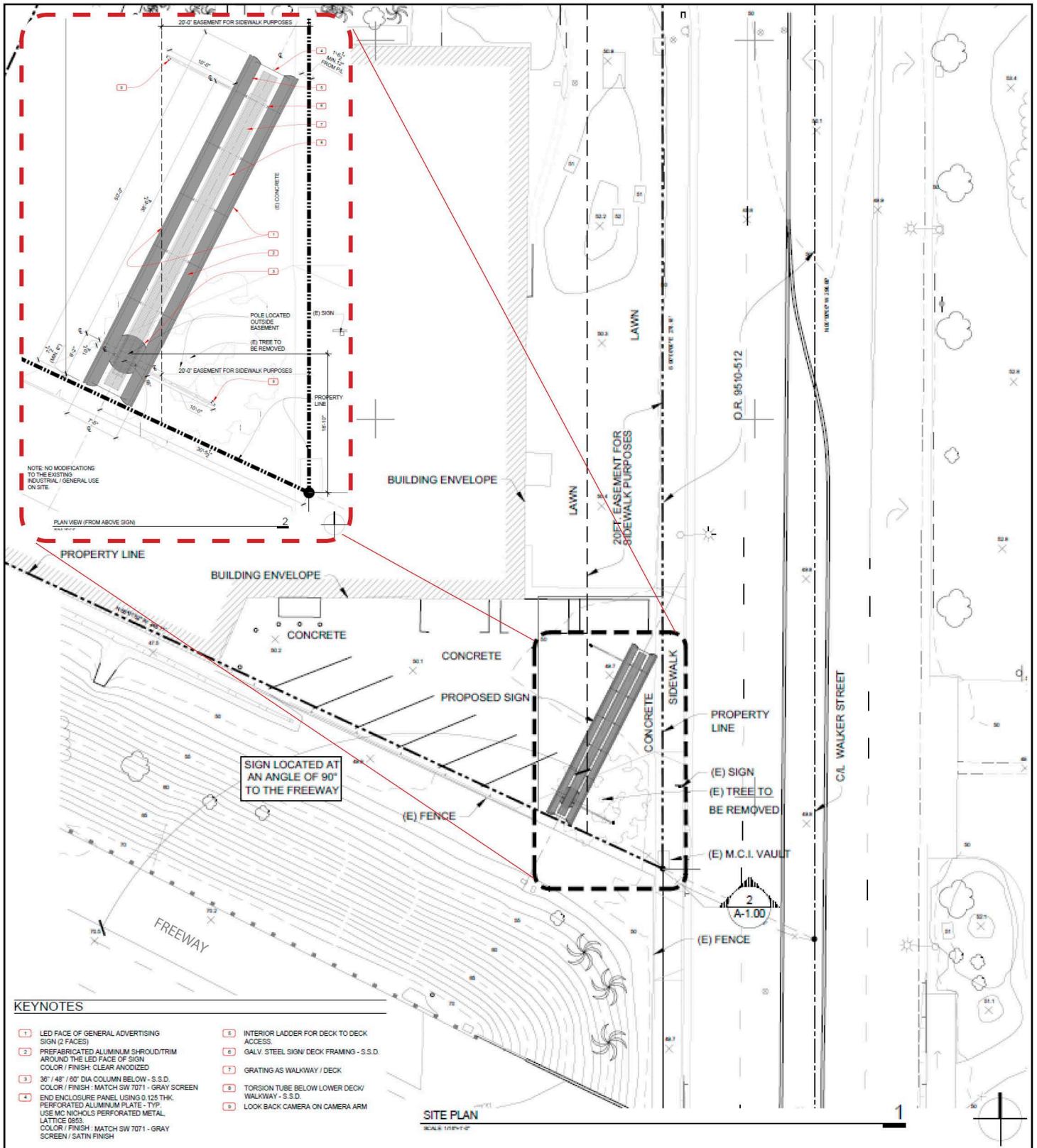
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Exhibit 3 Freeway Overlay District

Walker Street Digital Billboard Project
La Palma, California

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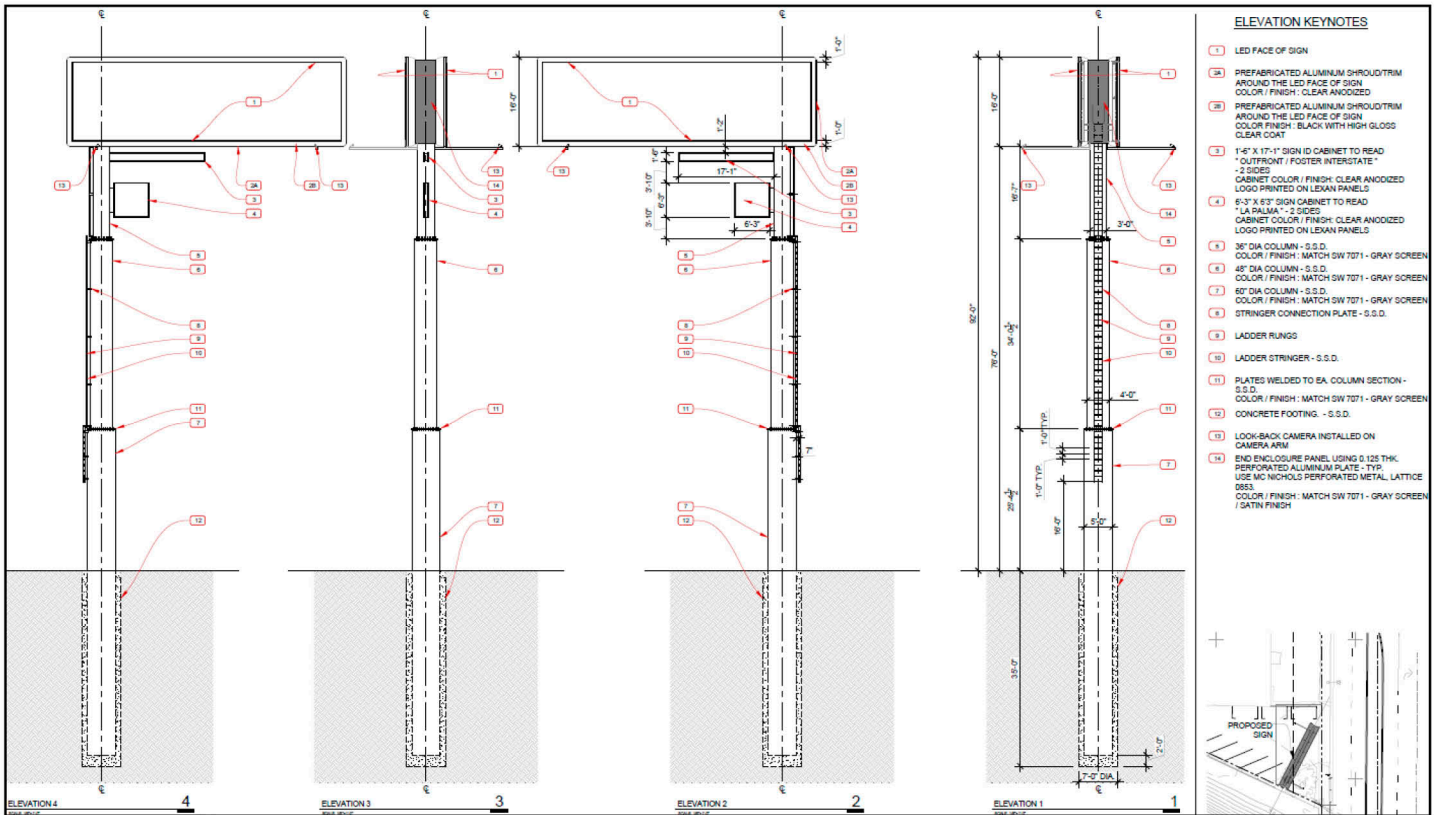
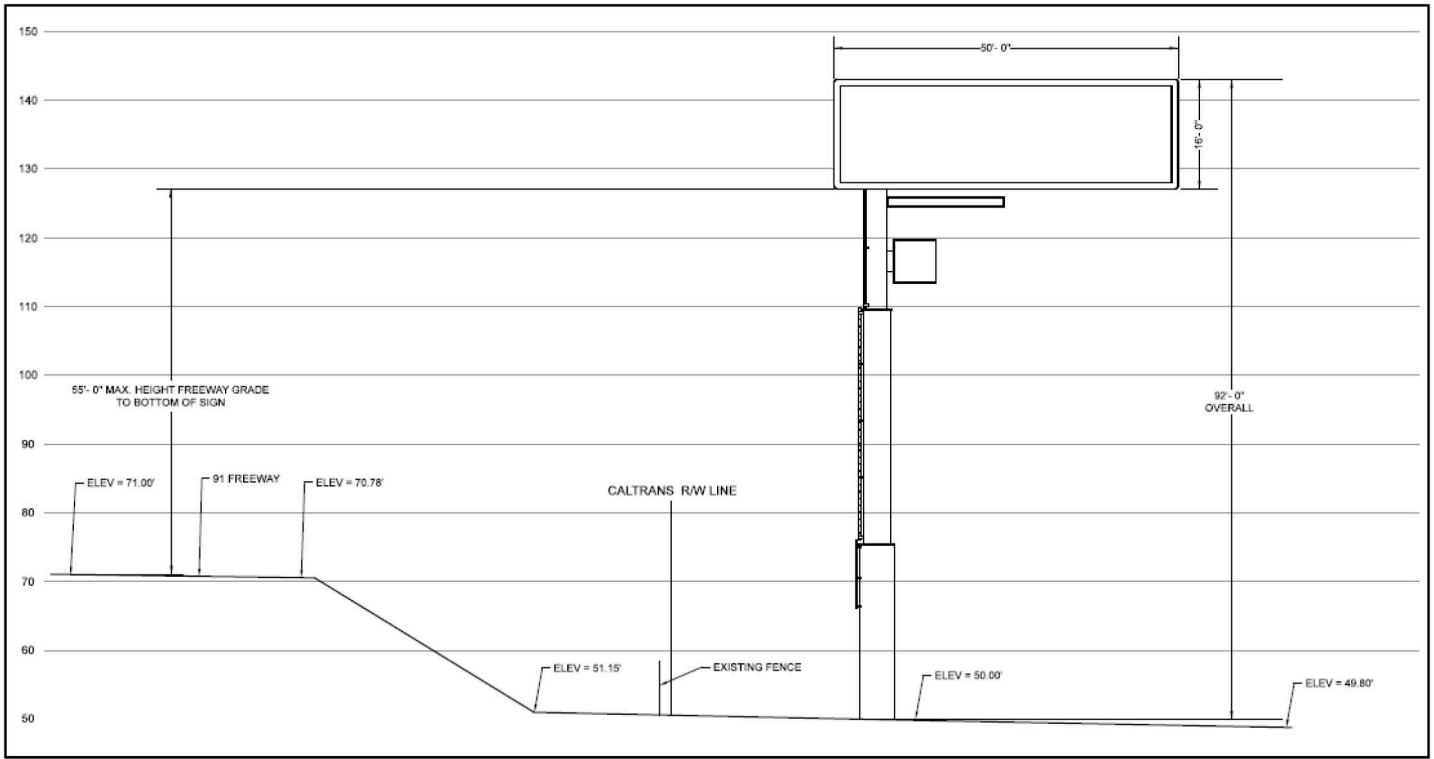
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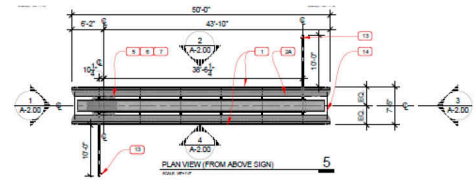
Exhibit 4 Site Plan

Walker Street Digital Billboard Project
 La Palma, California

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- ELEVATION KEYNOTES**
- 1 LED FACE OF SIGN
 - 2 PREFABRICATED ALUMINUM SHROUD/TRIM AROUND THE LED FACE OF SIGN
COLOR / FINISH: CLEAR ANOZIZED
 - 3 PREFABRICATED ALUMINUM SHROUD/TRIM AROUND THE LED FACE OF SIGN
COLOR / FINISH: BLACK WITH HIGH GLOSS CLEAR COAT
 - 4 1'-4" X 17'-1" SIGN ID CABINET TO READ "OUTFRONT / FOSTER INTERSTATE"
2 SIDES
CABINET COLOR / FINISH: CLEAR ANOZIZED LOGO PRINTED ON LEXAN PANELS
 - 5 5'-3" X 6'-3" SIGN CABINET TO READ "LA PALMA"
2 SIDES
CABINET COLOR / FINISH: CLEAR ANOZIZED LOGO PRINTED ON LEXAN PANELS
 - 6 36" DIA COLUMN - S.S.D.
COLOR / FINISH: MATCH SW 7071 - GRAY SCREEN
 - 7 48" DIA COLUMN - S.S.D.
COLOR / FINISH: MATCH SW 7071 - GRAY SCREEN
 - 8 60" DIA COLUMN - S.S.D.
COLOR / FINISH: MATCH SW 7071 - GRAY SCREEN
 - 9 STRINGER CONNECTION PLATE - S.S.D.
 - 10 LADDER RUNGS
 - 11 LADDER STRINGER - S.S.D.
 - 12 PLATES WELDED TO EA. COLUMN SECTION - S.S.D.
COLOR / FINISH: MATCH SW 7071 - GRAY SCREEN
 - 13 CONCRETE FOOTING - S.S.D.
 - 14 LOCK-BACK CAMERA INSTALLED ON CAMERA ARM
 - 15 END ENCLOSURE PANEL USING 0.125 THK PERFORATED ALUMINUM PLATE - TYP.
USE 1/4" NICKEL REINFORCING METAL LATTICE 0853.
COLOR / FINISH: MATCH SW 7071 - GRAY SCREEN / SATIN FINISH



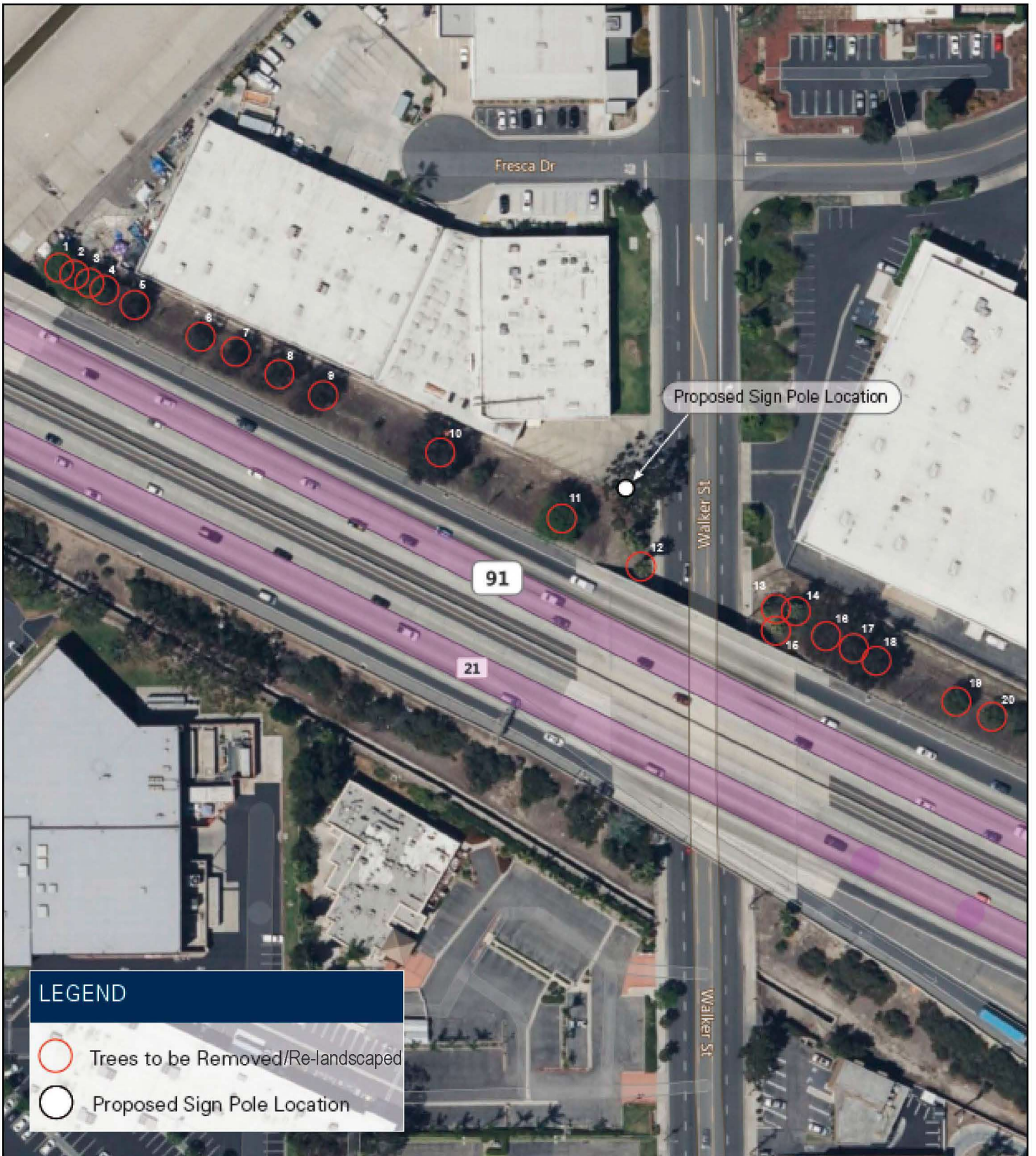
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Exhibit 5 Billboard Elevations

Walker Street Digital Billboard Project
 La Palma, California



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Exhibit 6 Tree Removal Plan

Walker Street Digital Billboard Project
La Palma, California

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3 Determination

3.1 – Environmental Factors Potentially Affected

The environmental factors checked below would be potentially affected by this project, involving at least one impact that is a 'Potentially Significant Impact' as indicated by the checklist on the following pages.

<input checked="" type="checkbox"/>	Aesthetics	<input type="checkbox"/>	Agriculture Resources	<input type="checkbox"/>	Air Quality
<input checked="" type="checkbox"/>	Biological Resources	<input checked="" type="checkbox"/>	Cultural Resources	<input type="checkbox"/>	Energy
<input checked="" type="checkbox"/>	Geology /Soils	<input type="checkbox"/>	Greenhouse Gas Emissions	<input type="checkbox"/>	Hazards & Hazardous Materials
<input type="checkbox"/>	Hydrology / Water Quality	<input type="checkbox"/>	Land Use / Planning	<input type="checkbox"/>	Mineral Resources
<input type="checkbox"/>	Noise	<input type="checkbox"/>	Population/Housing	<input type="checkbox"/>	Public Services
<input type="checkbox"/>	Recreation	<input checked="" type="checkbox"/>	Transportation	<input type="checkbox"/>	Tribal Cultural Resources
<input type="checkbox"/>	Utilities/Service Systems	<input type="checkbox"/>	Wildfire	<input type="checkbox"/>	Mandatory Findings of Significance

3.2 – Determination

<input type="checkbox"/>	I find that the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION would be prepared.
<input checked="" type="checkbox"/>	I find that although the proposed project could have a significant effect on the environment, there would not be a significant effect in this case because revisions in the project have been made by or agreed to by the project proponent. A MITIGATED NEGATIVE DECLARATION would be prepared.
<input type="checkbox"/>	I find that the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT is required.
<input type="checkbox"/>	I find that the proposed project MAY have a 'potentially significant impact' or 'potentially significant unless mitigated' impact on the environment, but at least one effect 1) has been adequately analyzed in an earlier document pursuant to applicable legal standards, and 2) has been addressed by mitigation measures based on the earlier analysis as described on attached sheets. An ENVIRONMENTAL IMPACT REPORT is required, but it must analyze only the effects that remain to be addressed.
<input type="checkbox"/>	I find that although the proposed project could have a significant effect on the environment, because all potentially significant effects (a) have been analyzed adequately in an earlier EIR or NEGATIVE DECLARATION pursuant to applicable standards, and (b) have been avoided or mitigated pursuant to that earlier EIR or NEGATIVE DECLARATION, including revisions or mitigation measures that are imposed upon the proposed project, nothing further is required.

Name: Jeff Adams, Planning Consultant

Date

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4 Evaluation of Environmental Impacts

4.1 – Aesthetics

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Have a substantial adverse effect on a scenic vista?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings within view from a state scenic highway?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) In non-urbanized areas, substantially degrade the existing visual character or quality of public views of the site and its surroundings? (Public views are those that are experienced from publicly accessible vantage point.) If the project is in an urbanized area, would the project conflict with applicable zoning and other regulations governing scenic quality?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Create a new source of substantial light or glare which would adversely affect day or nighttime views in the area?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

a) Less Than Significant Impact. Scenic vistas can be impacted by development in two ways. First, a structure may be constructed that blocks the view of a vista. Second, the vista itself may be altered (i.e., development on a scenic hillside). The La Palma 2014 General Plan does not identify any scenic vistas within the City.¹ Therefore, the proposed billboard location does not comprise a scenic vista. Views from the proposed project site with scenic qualities are the San Gabriel Mountains to the north and the Santa Ana Mountains to the east. The proposed project is located on a previously developed site, next to State Route-91 (SR-91), within an urbanized area zoned for mixed-use businesses, and as such is visually dominated by commercial properties and surface-street features. Mountain views are already partially obscured by existing developments and landscaping, and existing surrounding commercial and industrial buildings currently restrict views of the mountains. The proposed project would therefore be consistent with surrounding development and would not substantially block scenic views. As shown in Exhibit 7a-7f (Visual Impact Simulation), the proposed billboard would not have a substantial adverse effect on views of a scenic vista. The location of the proposed billboard

would be only slightly visible from residential homes to the south of the sight along Orangethorpe Avenue (see Exhibits 7b and 7c). Moreover, only partial views of the billboard would be visible from the north and west along Coyote Creek and adjacent Cerritos (see Exhibits 7d, 7e, and 7f). As shown in Exhibits 7a through 7f, the proposed billboard would not block views of any scenic vistas from residential locations. Adherence to height restrictions and City Code Standards of the Freeway Overlay District would ensure that impacts to scenic vistas would be less than significant.²

b) No Impact. The proposed digital billboard would not be located adjacent to a designated state scenic highway or eligible state scenic highway as identified on the California Scenic Highway Mapping System.³ The proposed project includes the replacement of 20 existing Eucalyptus trees with 8 Peppermint willows and 12 Crape myrtles within the California Department of Transportation (Caltrans) freeway right-of-way immediately to the south of the proposed billboard location and north of the freeway (see Exhibit 6). However, as previously stated the La Palma 2014 General Plan does not identify any scenic resources within the City.⁴ The proposed digital billboard would be located in a developed, urbanized area that contains no scenic resources. Therefore, no impact to scenic resources visible from a state scenic highway would occur.

c) Less Than Significant Impact. Degradation of visual character or quality is defined by substantial changes to the existing site appearance through construction of structures such that they are poorly designed or conflict with the site's existing surroundings. Short-term changes to the visual character of the project site would occur during construction operations. These activities would not degrade public views for an extended period and would not pose a significant impact. Regular operation of the proposed billboard would not substantially alter the existing visual character of the site and surrounding area, as the proposed billboard is to be located in an urbanized, and already developed, area of La Palma. The project site would be located on and surrounded by commercial land uses, where these types of signs are often adjacent to freeways and other high traffic volume roadways. The project site is currently occupied by a light industrial/ commercial building, and development of the proposed billboard would not substantially alter the existing visual character of the area. All existing building features on the site would be retained with development of the proposed project. The bottom of the proposed billboard would not exceed 55 feet above the adjacent finished-grade of SR-91, as regulated in the Freeway Overlay District code standards.⁵ No single family zones or residences or other light-sensitive uses, with the exception of roadway traffic drivers and passengers, are located within the immediate vicinity of the proposed sign. There are multi-family apartments located south of the proposed project location across SR-91 and Orangethorpe Avenue. The proposed billboard would be reviewed by city staff as part of the approval process, and design parameters would be imposed by the City based on Section 44-402 of the Zoning Code (Signs).⁶ As previously discussed above, the signs would not conflict with any protected views and are consistent with surrounding uses. Impacts would be less than significant.

d) Less Than Significant with Mitigation Incorporated. Excessive or intense lighting has the potential to adversely impact night-time views by reducing the ability to see the night sky and stars. Glare can be caused from unshielded or misdirected lighting sources. Reflective surfaces (i.e., polished metal) can also cause glare. Glare from lit or reflective surfaces can be an annoyance and distraction to passerby, and even has the potential to cause hazardous scenarios for motorists, potentially temporarily impairing their vision. Digital billboards rely on LED (light emitting diode) technology to display messages on a display screen. A digital billboard, such as the proposed billboard, would be designed to make a message display visible to passing traffic. LED billboard technology allows billboard brightness to be adjusted automatically depending on ambient lighting and weather conditions.



Exhibit 7A Visual Impact Simulation Location Map

Walker Street Digital Billboard Project
La Palma, California

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View 1 - Existing



View 1 - Proposed Billboard

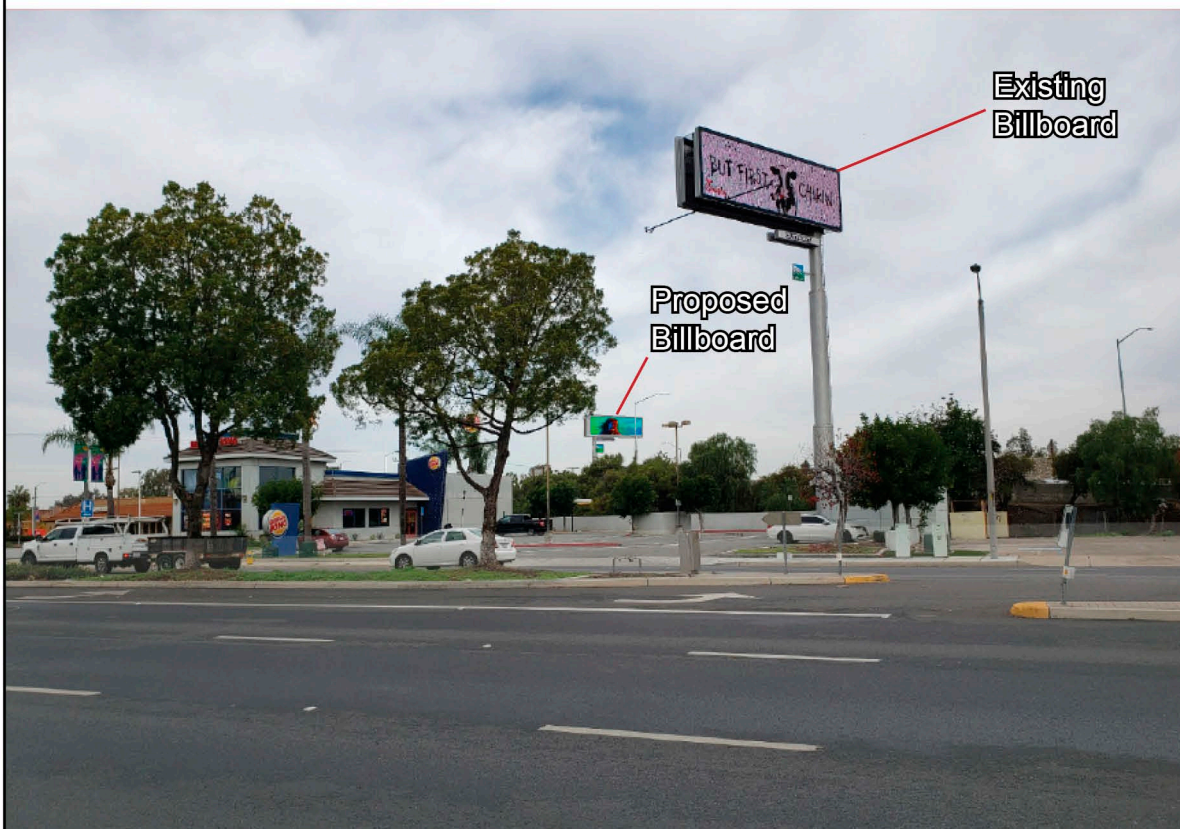


Exhibit 7B Visual Impact Simulation (View 1)

Walker Street Digital Billboard Project
La Palma, California

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View 2 - Existing



View 2 - Proposed Billboard



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View 3 - Existing



View 3 - Proposed Billboard



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View 4 - Existing



View 4 - Proposed Billboard



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View 5 - Existing



View 5 - Proposed Billboard



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The proposed digital billboard would be required to obtain a Department of Transportation Outdoor Advertising Permit from Caltrans. Approval of the permit requires adherence to basic permit requirements outlined by Caltrans, as well as compliance with Federal and State with the brightness provisions.⁷ The standard used by Caltrans for enforcing billboard brightness is outlined in the California Business and Professions Code, Sections 5200-5486. As established in the code:

“Illuminations shall be considered vision impairing when its brilliance exceeds the values set forth in Section 21466.5 of the Vehicle Code.”⁸

Section 21466.5 of the Vehicle Code establishes that:

“The brightness reading of an objectionable light source shall be measured with a 1½ degree photoelectric brightness meter placed at the driver’s point of view. The maximum measured brightness of the light source within 10 degrees from the driver’s normal line of sight shall not be more than 1,000 times the minimum measured brightness in the driver’s field of view, except that when the minimum measured brightness in the field of view is 10 foot-lamberts or less, the measured brightness of the light source in foot-lamberts shall not exceed 500 plus 100 times the angle, in degrees, between the driver’s line of sight and the light source.”⁹

Although these restrictions have been imposed for traffic safety reasons, the resulting controls effectively regulate the operation of digital billboard signs to ensure that individual signs do not create a substantial new source of light or glare.

Development of the proposed digital billboard would comply with guidelines of the Outdoor Advertising Association of America (OAAA). These guidelines specify that a 14x48 digital display “will not increase the ambient lighting by more than 0.3 foot candles at 250 feet.” The OAAA recommended brightness guidelines and use of the foot candle are based on findings by the Illuminating Engineering Society of North America (IESNA). The report established criteria for brightness limits based on billboard-to-viewer measurements for standardized billboard categories. The recommended brightness level is 0.3 foot-candles above ambient light conditions. Illuminance can be measured simply by using a foot-candle meter held at a height of approximately five feet and aimed towards a billboard consistent with the sign-to-viewer distance. A reading of no more than 0.3 foot-candles above ambient light conditions would indicate compliance.

Furthermore, while the City does not have a zoning ordinance specifically regulating light from advertising signs, Section 44-263 (Glare) of the La Palma Zoning Code states that all lighting shall be designed and located so as to direct light to the subject premises and minimize the effects of reflected light on adjacent properties. Section 44-278 (Outdoor and Exterior Lighting Standards) designates that all such standards shall meet the recommended illumination levels as published by the current edition of the Illuminating Engineer Society of North America (IESNA or IES) Lighting Handbook. Section 44-402 includes additional regulation for signboards within the Freeway Overlay District, of which in subsection b.7. are brightness criteria for Billboard Digital Displays. To comply with these standards and guidelines, **Mitigation Measure AES-1** and **AES-2** are included. With mitigation incorporated, impacts would be less than significant.

Mitigation Measures

AES-1: The applicant shall demonstrate compliance with a maximum 0.3 foot-candle increase over ambient light at 250 feet from the sign face during nighttime conditions upon initial start-up through field testing. If subsequent complaints consisting of direct personal impacts are received by the City of La Palma, the City shall require the applicant to fund

follow-up field testing by an independent contractor to demonstrate continued compliance. If increases in ambient light are found to be above the 0.3 foot-candle level, the dimming level shall be adjusted until this level can be demonstrated.

AES-2: Signs shall be installed with sensors, which automatically lower light output in accordance with atmospheric conditions (i.e., cloudy or overcast weather). Throughout sign operation, the dimness setting of the LED sign shall be adjusted in real time so it does not exceed the level of illumination identified under Mitigation Measure AE-1.

4.2 – Agriculture and Forest Resources

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Convert Prime Farmland, Unique Farmland, or Farmland of Statewide Importance (Farmland), as shown on the maps prepared pursuant to the Farmland Mapping and Monitoring Program of the California Resources Agency, to non-agricultural use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Conflict with existing zoning for agricultural use, or a Williamson Act contract?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Conflict with existing zoning for, or cause rezoning of, forest land (as defined in Public Resources Code section 12220(g)), timberland (as defined by Public Resources Code section 4526), or timberland zoned Timberland Production (as defined by Government Code section 51104 (g))?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Result in loss of forest land or conversion of forest land to non-forest use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e) Involve other changes in the existing environment which, due to their location or nature, could result in conversion of Farmland to non-agricultural use or conversion of forest land to non-forest use?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) No Impact. The California Important Farmland Finder prepared by the California Department of Conservation does not identify the project site as being located on prime farmland, unique farmland, or farmland of Statewide Importance.¹⁰ In addition, the La Palma General Plan does not identify any areas for agriculture use. Therefore, there would be no conversion of Prime Farmland, Unique Farmland, and Farmland of Statewide Importance to a non-agricultural use as a result of this project. No impact would occur.

b) No Impact. There is no existing agriculture zoning on or near the proposed project site. The Freeway Overlay District within which the billboard would be located does not permit agricultural uses. A portion of the City across Coyote Creek to the northwest of the project site is zoned for Open Space/Recreation. The site is ineligible for a Williamson Act contract, and there are no active contracts on site.¹¹ Therefore, there would be no conflict with existing zoning for agricultural use or a Williamson Act contract. No impact would occur.

c) No Impact. Public Resources Code Section 12220(g) identifies forest land as *land that can support 10-percent native tree cover of any species, including hardwoods, under natural conditions, and that allows for management of one or more forest resources, including timber, aesthetics, fish and wildlife, biodiversity, water quality, recreation, and other public benefits.* The proposed project site and surrounding properties are not currently being managed or used for forest land as identified in Public Resources Code Section 12220(g). The proposed site and surrounding areas are fully urbanized, and the project site is zoned for Mixed Use Business. The project site and surrounding properties are not zoned for forest land or timberland production. No impact would occur.

d) No Impact. The proposed digital billboard would be located on a completely developed parcel in a fully urbanized area containing limited ornamental landscaping; thus, there would be no loss of forest land or conversion of forest land to non-forest use as a result of this project. No impact would occur.

e) No Impact. The proposed digital billboard would be located on a completely developed parcel within an urban environment. There are no agriculture or forest land uses in this area. Therefore, no conversion of farmland or forest land to non-agricultural or non-forest uses would occur, and as such, there would be no impacts.

4.3 – Air Quality

Where available, the significance criteria established by the applicable air quality management district or air pollution control district may be relied upon to make the following determinations. Where available, the significance criteria established by the applicable air quality management or air pollution control district may be relied upon to make the following determinations.

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Conflict with or obstruct implementation of the applicable air quality plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Result in a cumulatively considerable net increase of any criteria pollutant for which the project region is non-attainment under an applicable federal or state ambient air quality standard?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Expose sensitive receptors to substantial pollutant concentrations	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Result in other emissions (such as those leading to odors adversely affecting a substantial number of people?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) No Impact. The City of La Palma is located within the South Coast Air Basin (Basin) under the jurisdiction of the South Coast Air Quality Management District (SCAQMD). SCAQMD and the Southern California Association of Governments (SCAG) are responsible for formulating and implementing the Air Quality Management Plan (AQMP) for the Basin. The AQMP is a “regional blueprint for achieving air quality standards and healthful air.” The 2022 AQMP was adopted by the SCAQMD Governing Board December 2nd, 2022. The Basin is classified as an “extreme” nonattainment area because it does not meet the National Ambient Air Quality Standards (NAAQS). To determine consistency between a project and the AQMP, the project must comply with all applicable SCAQMD rules and regulations, comply with all proposed or adopted control measures, and be consistent with the growth forecasts utilized in preparation of the AQMP.

A significant impact could occur if the proposed project conflicts with or obstructs implementation of the South Coast Air Basin 2022 AQMP. A project that conflicts with implementation of the AQMP can delay efforts to meet attainment deadlines for criteria pollutants and maintaining existing compliance with applicable air quality standards. Chapter 12 of the CEQA Air Quality Handbook identifies two indicators of consistency. Pursuant to the methodology provided, consistency with the 2022 AQMP is affirmed when a project meets the following:

1. does not increase the frequency or severity of an air quality standards violation or cause a new violation and
2. is consistent with the growth assumptions in the AQMP.

The proposed project would not increase the frequency or severity of an air quality standards violation as discussed in Section 4.3(b) below. The proposed project does not include any housing or demolition of housing and would not generate any population or employment. Based on the Criteria 1 and 2 the proposed project is consistent with the AQMP; there would be no impacts.

b) Less Than Significant Impact. A project may have a significant impact if project related emissions would exceed federal, state, or regional standards or thresholds. The proposed project is located within the South Coast Air Basin (Basin) under the jurisdiction of the South Coast Air Quality Management District (SCAQMD). Both the State of California (State) and the Federal government have established health-based ambient air quality standards (AAQS) for seven air pollutants, known as “criteria pollutants”. These pollutants include ozone (O₃), carbon monoxide (CO), nitrogen dioxide (NO₂), sulfur dioxide (SO₂), inhalable particulate matter with a diameter of 10 microns or less (PM₁₀), fine particulate matter with a diameter of 2.5 microns or less (PM_{2.5}), and lead (Pb). The State has also established AAQS for additional pollutants including Sulfates, Hydrogen Sulfide, and Visibility Reducing Particles. The AAQS are designed to protect the health and welfare of the populace within a reasonable margin of safety. NAAQS are required to be met by specified dates, whereas California law does require that CAAQS be met within a specific timeframe, rather it requires incremental progress moving towards attainment.

Air pollution levels are measured at monitoring stations located throughout the air basin. Areas that are in nonattainment with respect to federal or state AAQS are required to prepare plans and implement measures that would bring the region into attainment. Table 1 (South Coast Air Basin Attainment Status – Orange County) summarizes the attainment status in the project area for the criteria pollutants. Discussion of potential impacts related to short-term construction impacts are presented below.

**Table 1
South Coast Air Basin Attainment Status – Orange County**

Pollutant	Federal	State
O ₃ (1-hr)	N/A	Nonattainment
O ₃ (8-hr)	Nonattainment	Nonattainment
PM ¹⁰	Attainment	Nonattainment
PM ^{2.5}	Nonattainment	Nonattainment
CO	Unclassified/ Attainment	Attainment
NO ₂	Attainment	Unclassified/ Attainment
SO ₂	Attainment	Unclassified/ Attainment
Pb	Attainment	Attainment
Sources: CARB 2022		

Construction Emissions

Short-term criteria pollutant emissions would occur during site preparation, such as drilling a hole for the sign-pole and pouring in anchors, and construction of the pole sign. Construction of the proposed

digital billboard would not require demolition of any existing buildings or structures, nor would it require any site grading or other major earth moving activities.

Emissions would occur from use of equipment, worker, vendor, and hauling trips, and disturbance of onsite soils (fugitive dust). To determine if construction of the proposed project could result in a significant air quality impact, the California Emissions Estimator Model (CalEEMod) has been utilized. CalEEMod defaults have generally been used as construction inputs into the model (see Appendix A for input values). The methodology for calculating emissions is included in the CalEEMod User Guide, freely available at <http://www.caleemod.com>. User-defined CalEEMod inputs were used to simulate trenching and erecting of a single digital billboard. Construction of the digital billboard is anticipated to be completed in five days. The results of the CalEEMod outputs are summarized in Table 2 (Construction Emissions Compared Against Thresholds). Based on the results of the model, maximum daily emissions from the construction of the digital billboard would not exceed the daily thresholds established by SCAQMD.

**Table 2
Construction Emissions Compared Against Thresholds – Unmitigated**

Year	ROG*	NO _x	CO	SO ₂	PM ₁₀	PM _{2.5}
Winter 2022	2.13	19.6	15.7	0.05	0.98	0.74
SCAQMD Threshold	75	100	550	150	150	55
Significant Impact?	No	No	No	No	No	No
Source: MIG, 2022.						
*Volatile organic compounds (VOC) are measured as reactive organic compounds (ROG)						

Operational Emissions

Due to its small-scale nature, the proposed project would not have any operational impacts like customer, vendor, and employee vehicle trips that would directly affect air quality. It is assumed that due to the multitude of LED lights inherent to digital billboard signs, the electricity consumption from digital billboards would be greater than the electricity consumption of static signs. However, these impacts are expected to be minimal given the highly efficient nature of LED bulb technology; additionally, as LED technology has matured over time, annual energy use of new products is likely to be on the lower end of that range. Furthermore, brightness regulations and mitigation measures discussed in Section 4.1(d) of this document would reduce the brightness and energy consumption of the proposed billboard during certain conditions, preventing any wasteful energy usage.

Operation of the proposed digital LED billboard would not generate customer trips and would only require periodic maintenance visits. The proposed project would not impact traffic levels on SR-91, and as such no other mobile-source emissions impacts would occur, including carbon monoxide impacts. As there are no mobile sources or direct emissions associated with operation of the proposed digital LED billboard, the proposed project’s operational emissions are anticipated to be less than significant.

Construction of the proposed LED digital billboard would result in minimal short-term, construction-related emissions and long-term operational emissions involving occasional maintenance. Such activities would not contribute considerably to any potential cumulative air quality impact. The project would contribute a minimal amount of criteria pollutants to the area during the short-term project construction and operation. Impacts would be less than significant.

d) Less Than Significant Impact. The proposed project would not be classified as a sensitive land use because it would not cater specifically or generally to sensitive receptors such as children or the

elderly. In the surrounding area, sensitive uses include Cerritos Elementary School to the northwest, Kaiser Permanente Hospital and Motel 6 to the southeast, and residential uses to the south and west. Air quality impacts due to Toxic Air Contaminants (TACs), carbon monoxide and localized emissions as they relate to sensitive receptors are expected to be minimal as construction and operation of the proposed digital billboard would not directly create any significant air quality impacts.

Toxic Air Contaminants

Construction of the proposed digital billboard would result in short-term emissions from the use of on-site equipment to drill the foundation hole, pour the anchors, and install the pole billboard structure and digital billboard sign. The expected period of construction for the proposed billboard is approximately five days and emission levels would therefore be low, as indicated in Section 4.3b above. Nearby sensitive receptor areas would not be exposed to significant concentrations of TACs during the short-term construction period. No impact would occur.

Carbon Monoxide

A project can worsen Carbon Monoxide (CO) pollution by significantly increasing traffic volumes or worsening traffic flows, or increasing cold starts of vehicles. The construction and operation of the proposed project would not have any impact on traffic volumes, or directly increase the volume of localized vehicles in cold start mode, as there are no vehicle trips associated with the operation of the proposed sign, other than occasional routine maintenance. There would not be any potential for increasing CO hotspots, impacts would be less than significant.

Localized Significance Thresholds

In addition to the mass daily emission thresholds established by the SCAQMD, short-term on-site emissions of NO₂, CO, PM₁₀, and PM_{2.5} are examined for local impacts to nearby sensitive receptors. The closest receptors would be Cerritos Elementary School to the northwest of the project site, residential homes to the south and west of the Freeway Overlay District, the Kaiser Permanente medical building, Beacon Day School & Learning Institute and La Quinta Inn & Suites to the east.

The SCAQMD methodology is called localized significance thresholds (LST). To assess local air quality impacts for development projects of five acres or less without complex dispersion modeling, the SCAQMD developed screening “lookup” tables to assist lead agencies in evaluating impacts. Construction of the proposed digital billboard would result in very short-term emissions from the use of on-site equipment to drill the foundation, pour concrete anchors, and install the pole sign and digital display. No demolition, major earth-moving, site preparation, or grading activities are anticipated during construction and no architectural coating activities would occur. Based on the extent of construction involved, emissions would not be in excess of any significance thresholds identified in the LST tables.¹² Nearby sensitive receptors would not be exposed to significant concentrations of on-site emissions during the short-term construction period, and as such, impacts would be less than significant.

d) No Impact. According to the CEQA Air Quality Handbook, land uses associated with odor complaints include agricultural operations, wastewater treatment plants, landfills, and certain industrial operations (such as manufacturing uses that produce chemicals, paper, etc.). Odors are typically associated with industrial projects involving the use of chemicals, solvents, petroleum products, and other strong-smelling elements used in manufacturing processes, as well as sewage treatment facilities and landfills. Signs do not include any of the above noted uses or processes; no impact would occur.

4.4 – Biological Resources

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Have a substantial adverse effect, either directly or through habitat modifications, on any species identified as a candidate, sensitive, or special status species in local or regional plans, policies, or regulations, or by the California Department of Fish and Game or U.S. Fish and Wildlife Service?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Have a substantial adverse effect on any riparian habitat or other sensitive natural community identified in local or regional plans, policies, regulations, or by the California Department of Fish and Game or US Fish and Wildlife Service?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Have a substantial adverse effect on federally protected wetlands as defined by Section 404 of the Clean Water Act (including, but not limited to, marsh, vernal pool, coastal, etc.) through direct removal, filling, hydrological interruption, or other means?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors, or impede the use of native wildlife nursery sites?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
e) Conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

f) Conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
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a) No Impact. Special-status wildlife species include those species listed as endangered or threatened under the Federal Endangered Species Act (FESA) or the California Endangered Species Act (CESA); candidates for listing by the U.S. Fish and Wildlife Services or California Department of Fish and Wildlife (USFWS & CDFW respectively); and species of special concern to the CDFW; and birds protected by the CDFW under California Fish and Game Code (CFG) Sections 3503 and 3513. The project site and area are currently developed with active commercial and light industrial uses, and the project site is directly adjacent to the SR-91 freeway. Some landscaping currently exists on-site, however, this vegetation is not habitat for any species identified as a candidate, sensitive, or special status species. The proposed project area is not identified as critical habitat for Threatened and Endangered Species.¹³ Considering the highly developed and disturbed nature of the project site, and the limited buildout of the billboard, the proposed project would not result in any significant impacts to sensitive species or their habitats. Construction of the pole and digital billboard would, therefore, not have a substantial adverse effect on any species identified as a candidate, sensitive, or special-status species in local or regional plans or by the CDFW or USFWS. Considering the lack of habitat on the property, impacts to wildlife species of concern would occur.

b) No Impact. The proposed project would be located on fully developed land, with the proposed location for the billboard having been previously graded and developed with a parking lot associated with light industrial/commercial uses. The project site contains landscaping consisting of non-native, ornamental trees. There is no riparian habitat located on or in the vicinity of the site. As such, no impact to riparian habitat or other sensitive natural habitat would occur.

c) No Impact. According to the federal National Wetlands Inventory, the proposed project site does not contain any wetlands. While the nearby Coyote Creek is identified as a riverine area, the creek is channelized and built over with cement, with no vegetation or on-site water features indicative of potential wetlands.¹⁴ No impact would occur.

d) Less than Significant with Mitigation Incorporated. The City does not maintain any wildlife corridors and the project site is surrounded on all sides by commercial and industrial development and surface street features. As shown in Exhibit 6, the proposed project includes removal of twenty Eucalyptus trees and planting of eight Peppermint willows and twelve Crape myrtles within the Caltrans right-of-way between the freeway and the project site. The Federal Migratory Bird Treaty Act (MBTA; 16 USC sections 703–711) and California Fish and Game Code (CFG) sections 3503, 3503.5, and 3513 extend protection to many avian species known to occur in the project area. The Eucalyptus trees that would be removed as part of the proposed project are ornamental; however, ornamental trees still have the potential to provide nesting habitat for bird species protected by the CFG sections 3503 and 3513. In addition, there is potential for tree-nesting birds to establish nests in the Eucalyptus trees prior to project-related construction. The loss of an active nest of common or special-status bird species and/or their eggs or young as a result of project construction would be considered a violation of the CFG, section 3503, 3503.5, 3513 and therefore, would be considered a potentially significant impact. Therefore, implementation of Mitigation Measure BIO-1 would be required to reduce impacts to nesting birds to a less than significant level.

e) No Impact. The proposed project includes removal of twenty Eucalyptus trees and planting of eight Peppermint willows and twelve Crape myrtles within the Caltrans right-of-way between the freeway and the project site. The City of La Palma Municipal code establishes a Tree Committee (Municipal Code Section 38-3) to discuss tree-related needs of the City and make recommendations to the City Council on legislation concerning tree programs and activities. The code does not, however, contain an ordinance aimed at protecting biological resources such as a tree preservation ordinance. As such, the proposed project would not conflict with local ordinances or policies. No impacts would occur.

f) No Impact. According to the Open Space and Conservation Element of the La Palma General Plan, the City no longer supports any undeveloped natural resources or habitat areas.¹⁵ Open space within the city consists of parks, utility easements, landscaping, and school play areas. The proposed digital billboard would not be located within the planning area of any Habitat Conservation Plan or a Natural Community Conservation Plan area, or other approved local, regional or state habitat conservation plan. No impact would occur.

Mitigation Measures

BIO-1: If vegetation removal is scheduled during the nesting season (typically February 1 to September 1), then a focused survey for active nests shall be conducted by a qualified biologist no more than five (5) days before the beginning of project-related activities (e.g., demolition, excavation, grading and vegetation removal). Surveys must be conducted in proposed work areas, staging and storage areas, and soil, equipment, and material stockpile areas. For passerines and small raptors, surveys must be conducted within a 250-foot radius surrounding the work area (in non-developed areas and where access is feasible). For larger raptors, such as those from the genus *Buteo*, the survey area must encompass a 500-foot radius. Surveys must be conducted by a qualified biologist during weather conditions suited to maximize the observation of possible nests and concentrate on areas of suitable habitat. If a lapse in project-related work of five days or longer occurs, an additional nest survey is required before work can be reinitiated. If nests are encountered during any preconstruction survey, a qualified biologist must determine if it may be feasible for construction to continue as planned without impacting the success of the nest, depending on conditions specific to each nest and the relative location and rate of construction activities. Any nest(s) within the project site shall be monitored by a qualified biologist during vegetation removal if work is occurring directly adjacent to the pre-determined no-work buffer. If the qualified biologist determines construction activities have potential to adversely affect a nest, the biologist will immediately inform the construction manager to halt construction activities within minimum exclusion buffer of 50 feet for songbird nests, and 200 to 500 feet for raptor nests, depending on species and location. Construction activities within the no-work buffer may proceed after a qualified biologist determines the nest is no longer active due to natural causes (e.g., young have fledged, predation or other non-anthropogenic nest failure).

4.5 – Cultural Resources

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Cause a substantial adverse change in the significance of a historical resource as defined in '15064.5?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Cause a substantial adverse change in the significance of an archaeological resource pursuant to '15064.5?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c) Disturb any human remains, including those interred outside of formal cemeteries?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

a) No Impact. The proposed project site does not satisfy any of the criteria for a historic resource defined in Section 15064.5 of the State CEQA Guidelines. CEQA Guidelines state the term “historical resources” applies to resources that meet any of the following criteria for listing on the California Register of Historical Resources:

- (1) Is associated with events that have made a significant contribution to the broad patterns of California’s history and cultural heritage.
- (2) Is associated with the lives of persons important in our past.
- (3) Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.
- (4) Has yielded, or may be likely to yield, information important in prehistory or history. (PRC §5024.1(c)).

No known historically or culturally significant resources, structures, buildings, or objects are located on the proposed site and the proposed project does not include demolition of any structures. La Palma contains no federal or state designated historic resources.¹⁶ Furthermore, the development of the pole and digital billboard display would not involve any changes to existing buildings or structures. Development of the proposed project would not cause an adverse change in the significance of a historical resource. No impacts would occur.

b) Less Than Significant with Mitigation Incorporated. The proposed digital billboard would be located in an urbanized area that has been previously disturbed and built over, currently a commercial/ industrial building with associated paving and landscaping. The area has also been disturbed from previous construction of the SR-91 Freeway and adjacent industrial/commercial developments in the area. Given that the project site has been substantially disturbed by development over time, any cultural resources that may exist likely have been previously unearthed, disturbed, or left in place. Significant earth-moving and excavation would not be part of the development of the proposed billboard sign. However, in the event that archeological materials are uncovered, **Mitigation Measure CUL-1** shall be incorporated to ensure that uncovered resources are evaluated, left in place if possible, or curated as

recommended by a qualified archaeologist or paleontologist.¹⁷ Impacts would be less than significant with mitigation incorporation.

c) Less Than Significant Impact with Mitigation Incorporated. It is unlikely that human remains would be uncovered during construction of the proposed project, considering that the site has been previously disturbed during development of the existing light industrial/commercial building on-site, as well as construction and maintenance of the adjacent SR-91 Freeway. Nonetheless, if human remains are encountered during construction, as established through **Mitigation Measure CUL-1**, all work shall cease and the Orange County Coroner's Office shall be contacted pursuant to procedures set forth in Section 7050.5 of the Health and Safety Code. If the remains are identified as prehistoric, a Native American representative shall be consulted to participate in the recovery and disposition of the remains. Adherence to existing regulatory procedure would ensure impacts to human remains would be avoided, and as such impact would be less than significant.

Mitigation Measures

CUL-1 "If unknown cultural resources are discovered during project construction, all work in the area of the find shall cease, and a qualified archaeologist or paleontologist shall be retained by the project sponsor to assess the significance of the find, make recommendations on its disposition, and prepare appropriate field documentation, including verification of the completion of required mitigation. If human remains are encountered during construction, all work shall cease and the Orange County Coroner's Office shall be contacted pursuant to procedures set forth in Section 7050.5 of the Health and Safety Code. If the remains are identified as prehistoric, a Native American representative shall be consulted to participate in the recovery and disposition of the remains."

4.6 – Energy

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Result in potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources, during project construction?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Conflict with or obstruct a state of local plan for renewable energy or energy efficiency?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

a) Less than Significant Impact. The main forms of available energy supply are electricity, natural gas, and oil. The proposed project, construction of a digital LED billboard, would be subject to all applicable Federal, State, and local building regulations, including the California Building Code (CBC) as adopted in the City of La Palma Municipal Code.

Energy usage during construction operations primarily comes from the transportation of materials and workers, the operation of construction equipment, and waste. Construction of the digital LED billboard would not generate a significant amount of unnecessary waste. The proposed project does not include any other structures or buildings besides the sign-pole and billboard. Construction of the billboard would not require demolition, paving, or grading activities; it would include the drilling of a hole for the sign-pole, pouring of anchors, the erection of the sign-pole, and installation of the digital LED display atop the sign-pole. The project would require the use of minimal nonrenewable construction materials, such as concrete, metals, and plastics. Nonrenewable resources and energy would be consumed during the manufacturing and transportation of the digital LED displays. As the scope of construction activities is minimal and would not require major earth-moving activities, energy usage during such operations would likewise be minimal. Additionally, all construction vehicles would comply with federal and state standards for on- & off-road vehicles, for example, emission standards set by the California Air Resources Board, and as such, the wasteful usage of energy would not occur. The project would not result in a potentially significant environmental impact due to the wasteful or inefficient consumption of energy during construction activities; impacts would therefore be less than significant.

b) Less Than Significant Impact. La Palma General Plan includes measures to maximize energy conservation opportunities when available. For example, the Open Space and Conservation Element include policy to work in concert with energy service providers and contract refuse collectors, to promote the benefits of water and energy conservation and waste reduction.

The proposed digital LED billboard would use electrical power service that is currently provided by Southern California Edison. The proposed digital LED billboard would be constructed pursuant to current electrical codes, including Title 24 of the State Building Code as adopted by the City.¹⁸ The proposed digital LED billboard project would be subject to site plan review by the City of La Palma. Adherence to the City’s General Plan would ensure that electrical energy would be used efficiently. It is assumed that the proposed digital LED billboard would employ the current generation of high quality,

energy efficient LEDs. Moreover, regulations and mitigation measures discussed in Section 4.1 (Aesthetics) of this IS/MND would control for brightness during day and night cycles and other weather conditions and prevent any wasteful energy usage. Following policies and regulations established in the City's General Plan and the State's Building Code, as well as regulations pertaining to brightness levels, the project would not conflict with local energy efficiency guidelines, and would have a less than significant impact.

4.7 – Geology and Soils

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a) Directly or indirectly cause potential substantial adverse effects, including the risk of loss, injury, or death involving:				
i) Rupture of a known earthquake fault, as delineated on the most recent Alquist-Priolo Earthquake Fault Zoning Map issued by the State Geologist for the area or based on other substantial evidence of a known fault? Refer to Division of Mines and Geology Special Publication 42.	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
ii) Strong seismic ground shaking?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
iii) Seismic-related ground failure, including liquefaction?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
iv) Landslides?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Result in substantial soil erosion or the loss of topsoil?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Be located on a geologic unit or soil that is unstable, or that would become unstable as a result of the project, and potentially result in on- or off-site landslide, lateral spreading, subsidence, liquefaction or collapse?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Be located on expansive soil, as defined in Table 18-1-B of the Uniform Building Code (1997), creating substantial direct or indirect risks to life or property?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e) Have soils incapable of adequately supporting the use of septic tanks or alternative wastewater disposal systems where sewers are not available for the disposal of waste water?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

f) Directly or indirectly destroy a unique paleontological resource or site or unique geologic feature?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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a.i) Less than Significant Impact. The project site is located within a designated Alquist-Priolo Earthquake Fault Zone.¹⁹ While no active or identified fault-zones are located within the project site or the City of La Palma, the City is located within seismically active Southern California, and several active faults are within 15 miles of the City. According to the City of La Palma General Plan, a portion of the Los Alamitos Fault is located within 5 miles of the City to the southwest.²⁰ The Newport-Inglewood Fault crosses within 10 miles of the City, and the Whittier-Elsinore Fault, among several other faults, crosses within 15 miles of the City. Construction of the proposed digital LED billboard would be subject to all Federal, State, and local building standards. The billboard would be in compliance with the 2022 California Building Code (CBC) as adopted in the City of La Palma Municipal Code and by the La Palma Building & Safety Division. While the project is located in a potentially seismically active area, no known active faults intersect the project site or City, and construction of the project would be in compliance of building standards. Impacts would be less than significant with compliance of building standards.

a.ii) Less Than Significant Impact. The proposed digital billboard would be subject to strong seismic ground shaking, as are all projects located within Southern California. Construction of the billboard would be subject to the seismic design criteria of the 2022 CBC as adopted in the City’s Zoning Code. The billboard must be compliant with requirements established in Appendix H (Signs) of the CBC, specifically pertaining to Chapter 16 of the CBC regarding wind and seismic loads. Compliance with the CBC and the City’s regulatory standards would ensure the proposed billboard would be designed and constructed to resist and withstand wind and seismic pressure; impacts would be less than significant.

a.iii) Less Than Significant Impact. Liquefaction is a phenomenon that occurs when soil undergoes transformation from a solid state to a liquefied condition due to the effects of increased pore-water pressure. This typically occurs where susceptible soils (particularly the medium sand to silt range) are located over a high groundwater table. Affected soils lose all strength during liquefaction and foundation failure can occur.

According to the Alquist-Priolo Earthquake Fault Zoning Map and the City’s General Plan, the city, and the project site, are located in a liquefaction hazard zone.²¹ The State Seismic Hazards Mapping Act requires preparation of a geotechnical report prior to the approval of most new development projects where such conditions are present. However, the Seismic Hazards Mapping Act and the Alquist-Priolo Earthquake Fault Zoning Act define projects that are exempt from any investigation requirements. This exemption includes structures of Group U occupancy, which includes buildings and structures of an accessory character and miscellaneous structures not classified in any specific occupancy.²² Billboards are not specifically mentioned in this exception; however, utility and/or cell towers are included in this classification. As such, for the purposes of this project, billboards would be considered exempt from requiring a geotechnical report as a Group U occupancy. Moreover, the proposed digital billboard is not habitable and would be built in a commercial/light industrial zoned area, away from residences. Finally, adherence to the current adopted 2022 CBC would be required. The City Building Official would require all structural calculations and details to be shown on plans for seismic design, wind resistance, structural members, and structural connections. The involvement of the geotechnical engineer for the project soil report would also be required during plan check, permitting, and all future soil inspections at the site during footing excavation in order to verify soil conditions. For these reasons, the proposed billboard would have little potential to cause harm or injury. Impacts would be less than significant with implementation of existing regulations.

a.iv) No Impact. The proposed site is level and no obvious sloping is apparent. According to the California Geological Survey, the project site is not located in an area with a known landslide hazard.²³ There are no slopes in the vicinity of the proposed project. No impact would occur.

b) Less Than Significant Impact. Little native topsoil is likely to occur since the proposed project site is covered with a commercial use as well as associated parking and landscaping. Due to previous buildout and development, the project site is underlain by fill material and therefore development of the proposed digital billboard would not affect native topsoil. No grading is to be included as part of development of the sign. Pole foundations would have to be dug and filled. As such, the project has the potential to expose some surficial soils to erosion during construction activities. Wind erosion as a result of construction activities would be minimized through soil stabilization measures required by South Coast Air Quality Management District (SCAQMD) Rule 403 (Fugitive Dust), such as daily watering.²⁴ Following construction of the digital billboard, the parcel would remain completely covered by paving, structures, the proposed sign, and landscaping. Impacts related to soil erosion would be less than significant with implementation of existing regulations.

c-d) Less Than Significant Impact. Impacts related to liquefaction and landslides are discussed above in Section 4.6.a. Lateral spreading is the downslope movement of surface sediment due to liquefaction in a subsurface layer. This downslope movement is due to gravity and earthquake shaking combined. Spreading of the ground surface during a seismic activity usually occurs along the weak shear zones within a liquefiable soil layer and has been observed to generally take place toward a free face (i.e., retaining wall, slope, or channel) and to lesser extent on ground surfaces with a very gentle slope. Expansive soils are those that expand when exposed to water and contract when water is not present. Due to the absence of any natural channel within or near the proposed project site, the potential for lateral spreading occurring is negligible.

Development of the proposed digital billboard would be required to comply with the California Building Code (CBC) with regard to construction; the billboard requires building permits and would be constructed to current building code standards. These standards include consideration of geological and seismic conditions. Soil conditions at the billboard site would be identified and considered as part of the design process. Compliance with existing CBC regulations would limit hazard impacts arising from liquefaction, landslides, lateral spreading, and unstable soils to less than significant.

e) No Impact. Development and operation of the proposed digital billboard would not require use of septic tanks as signs would not create any waste. No impact would occur.

f) Less Than Significant with Mitigation Incorporated. The proposed project would be located on a currently developed parcel in a fully urbanized area and therefore has no unique geological resources on or near it. Development of the proposed digital billboard would not require major earth-moving activities, and would only require the drilling of a hole for the sign-pole and the pouring of anchors for the sign-pole to be stabilized into. Given that the proposed project site has been previously disturbed and given that development of the pole sign and digital display would have limited excavation requirements, it is considered unlikely that paleontological resources (fossil evidence of life from past geologic time frames) would be found. However, in the event that paleontological materials are uncovered, **Mitigation Measure GEO-1** is incorporated to ensure that uncovered resources are evaluated, left in place if possible, or curated as recommended by a qualified anthropologist. Impacts to paleontological resources would be less than significant with mitigation incorporation.

Mitigation Measures

GEO-1 If paleontological materials are uncovered during grading or other earth moving activities, the contractor shall be required to halt work in the immediate area of the find, and to retain a professional paleontologist to examine the materials to determine whether it is a significant paleontological resource. If this determination is positive, resource shall be left in place, if determined feasible by the project paleontologist. Otherwise, the scientifically consequential information shall be fully recovered by the paleontologist. Work may continue outside of the area of the find; however, no further work shall occur in the immediate location of the find until all information recovery has been completed and a report concerning it filed with the City of La Palma Planning Manager. The applicant shall bear the cost of implementing this mitigation.

4.8 – Greenhouse Gas Emissions

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Generate greenhouse gas emissions, either directly or indirectly, that may have a significant impact on the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Conflict with an applicable plan, policy or regulation adopted for the purpose of reducing the emissions of greenhouse gases?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) Less Than Significant Impact. Construction and operation of the proposed digital billboard would create short-term construction-related greenhouse gas emissions. A numerical threshold for determining the significance of greenhouse gas emissions in the South Coast Air Basin (Basin) has not officially been adopted by the SCAQMD. As an interim threshold based on guidance provided in the CAPCOA CEQA and Climate Change white paper, a non-zero threshold based on Approach 2 of the handbook would be used.²⁵ Threshold 2.5 (Unit-Based Thresholds Based on Market Capture) establishes a numerical threshold based on capture of approximately 90% of emissions from future development. The latest threshold developed by SCAQMD using this method is 3,000 metric tons carbon dioxide equivalent (MTCO₂E) per year for all land use projects.²⁶ This threshold is based on the review of 711 CEQA projects. The CEQA Guidelines require a lead agency to make a good-faith effort based, to the extent possible, on scientific and factual data to describe, calculate, or estimate the amount of GHG emissions resulting from a project. Operational emissions associated with the proposed digital billboard would not include GHG emissions from mobile sources (transportation), water use and treatment, or waste disposal. Electricity use of each of the digital billboard faces is considered to be nominal given the high energy efficiency of LED bulbs. It is therefore assumed that, given the limited scope of construction and minimal operational electricity demand of the digital billboard, greenhouse gas emissions associated with the proposed project would not exceed the 3,000 MTCO₂E threshold; therefore, impacts would be less than significant.

b) No Impact. The City has adopted the 2019 edition of the California Building Code (CBC), including the California Green Building Standards Code. Construction of the proposed digital billboard would be subject to the California Green Building Standards Code. The City of La Palma does not have any additional adopted plans, policies, standards, or regulations related to climate change and GHG emissions. No impact would occur.

4.9 – Hazards and Hazardous Materials

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a) Create a significant hazard to the public or the environment through the routine transport, use, or disposal of hazardous materials?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Create a significant hazard to the public or the environment through reasonably foreseeable upset and accident conditions involving the release of hazardous materials into the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Emit hazardous emissions or handle hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
d) Be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 and, as a result, would it create a significant hazard to the public or the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) For a project located within an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project result in a safety hazard or excessive noise for people residing or working in the project area?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f) Impair implementation of or physically interfere with an adopted emergency response plan or emergency evacuation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g) Expose people or structures, either directly or indirectly, to a significant risk of loss, injury or death involving wildland fires?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) Less than Significant Impact. Due to the nature of the proposed project, the billboard would not transport, use, or dispose of significant amounts of hazardous materials requiring special control

measures. Items used for the maintenance of the proposed billboard, such as paints, solvents, and other substances, would not be substantially hazardous and would be used in accordance with their labeling. The project would have no impact on the public or the environment through the routine transport, use, or disposal of hazardous materials. Prior to construction, the location would be assessed for the presence of hazardous materials. If found, such materials would be moved and disposed of according to existing Federal, State, and local regulations regarding the handling and disposal of hazardous materials. Impacts would be less than significant.

b) Less than Significant Impact. The proposed digital billboard would not utilize hazardous materials and does not produce hazardous wastes. No demolition of existing structures would be necessary that would expose persons to asbestos or other hazardous materials. Disposal of leftover construction materials would be required to comply with the City's ordinances for construction materials, which require the completion of a Construction Waste Management Plan reviewed and approved by the City. Construction of the proposed billboard would also have to follow standards outlined in the California Building Code adopted by the City.²⁷ Electronic components of the digital billboard may contain materials considered "e-waste" when disposed of due to potential hazardous metals, flame-retardants, and other chemicals. Such materials would need to be disposed of properly by the operator of the proposed digital billboard. Electronic waste and household hazardous materials can be disposed of at the Orange County Collection Center.²⁸ There is little potential for a hazardous release that could significantly impact the public, and as such, impacts would be less than significant.

c) Less than Significant Impact. There are no schools located within less than 0.25-miles of the proposed site. Cerritos Elementary school is located approximately 0.5 miles northwest of the project site. Operation of the proposed digital billboard would not generate any hazardous emissions. The project would not involve the handling, storage, or disposal of acutely hazardous materials. As discussed in Section 4.8(b), existing regulations address potential off-site construction-related hazards associated with removal and replacement of e-waste. Impacts would be less than significant.

d) Less than Significant Impact. The proposed project site is not listed on the State *Cortese List*, a compilation of various sites throughout the state that have been compromised due to soil or groundwater contamination from past uses.²⁹

Based upon review of the *Cortese List*, the parcel proposed for the digital billboard is not:

- listed as a hazardous waste and substance site by the Department of Toxic Substances Control (DTSC),³⁰
- listed as a hazardous solid waste disposal site by the SWRCB,³¹
- currently subject to a Cease and Desist Order (CDO) or a Cleanup and Abatement Order (CAO) as issued by the SWRCB,³² or
- developed within a hazardous waste facility subject to corrective action by the DTSC.³³

The project site is listed as a leaking underground storage tank (LUST) cleanup site by the State Water Resources Control Board (SWRCB).³⁴ Potential contaminants of concern were gasoline. The cleanup of the site and case closure was completed February 27, 1991. Due to the length of time since the cleanup occurred, there is little to no potential for the former LUST site to create a significant hazard to the public or the environment. Impacts would be less than significant.

e) No Impact. There are no public airports or private airstrips within two miles of the proposed project site. The closest airport is Fullerton Municipal Airport, located approximately 4 miles northeast of La Palma. No impact would occur.

f) No Impact. Development of the proposed digital billboard would not substantially change existing conditions with regard to transportation routes or evacuation plans. As there are no residential uses associated with development of digital billboards, the proposed project would not increase the population of the area. There are also no proposed new commercial buildings associated with the proposed digital billboard that could potentially increase employment in the area. No public or private streets would be closed during or following construction of the digital billboard; and development of the project would have no effect upon existing opportunities for emergency access/evacuation on the site or to any surrounding land uses. The proposed project would not impair implementation of or physically interfere with an adopted emergency response plan or evacuation plan. No impact would occur.

g) No Impact. There are no wildland conditions within the urbanized area that the project would be located. No impact would occur.

4.10 – Hydrology and Water Quality

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a) Violate any water quality standards or waste discharge requirements or otherwise substantially degrade surface or ground water quality?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Substantially decrease groundwater supplies or interfere substantially with groundwater recharge such that the project may impede sustainable groundwater management of the basin?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Substantially alter the existing drainage pattern of the site or area, including through the alteration of the course of a stream or river, or through the addition of impervious surfaces, in a manner which would:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
i) result in substantial erosion or siltation on-or off-site;	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
ii) substantially increase the rate or amount of surface runoff in a manner which would result in flooding on-or-offsite;	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
iii) create or contribute runoff water which would exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff; or	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
iv) Impede or redirect flood flows?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) In flood hazard, tsunami, or seiche zones, risk release of pollutants due to project inundation?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) Conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) No Impact. Operation of the proposed billboard would not involve the use of water or generation of wastewater. Short-term surface water quality impacts would not occur during construction of the billboard because construction of the billboard would not require demolition, paving, or grading activities. It is highly unlikely that construction that runoff of construction related materials such as loose soils, fuel, or other wastes during rain would occur as a result of project construction. Due to the lack of significant grading and earth-moving activities as part of project construction, the proposed LED billboard would not violate any water quality standard or waste discharge requirement or otherwise substantially degrade surface or groundwater quality. No impact would occur.

b) No Impact. The proposed digital LED billboard would not require water to operate. The project site is paved and provides little to no infiltration of water into groundwater aquifers. The project site does not support any groundwater production systems, and conversion and operation of the proposed billboard would not interfere with the operation of any production system. Development of the proposed billboard would not substantially change the amount of existing impervious surface area and would not have a substantial impact on groundwater recharge. The project would not include any ground-disturbing activities and would not substantially decrease groundwater supplies or interfere substantially with groundwater recharge. Therefore, no impacts would occur.

c) No Impact. The project site is fully developed and in a fully urbanized area. No streams or water resource features occur on the project site. The Coyote Creek Channel is located adjacent to the project site to the west. Construction of the billboard and its ongoing operation after construction would not interfere with the operations and would not alter the course of flows of the channel. The proposed project would not substantially alter the existing drainage pattern of the site or area. No impacts would occur.

i) No Impact. The proposed project is to install a digital LED billboard in a currently developed and urbanized area. No native soil would be disturbed, and no ground-disturbing activities would occur. Therefore, the proposed project would have no impact on erosion or siltation.

ii) No Impact. The project would not contribute to an increase in surface runoff as the project would not create impermeable surfaces that would contribute to an increase in surface runoff. According to the Federal Emergency Management Agency (FEMA) National Flood Hazard Layer Viewer (NFHL), the project site is located in an area with a 0.2% annual chance of flooding hazard area, or in a 500-year floodplain.³⁵ As such, the project site is considered to be in a low-risk area of flooding. Construction of the proposed digital LED billboard would not impede or redirect flood flows. As no soil is being replaced with an impermeable surface, the project would not substantially increase the rate or amount of surface runoff that would result in an increased risk of flooding. No impacts would occur.

iii) No Impact. The project site is located in a developed area with existing storm sewer drains. Construction of the proposed billboard would not require extensive ground disturbing activities and would not create impermeable surfaces that would contribute to an increase in runoff. Operation of the project would not exceed the capacity of existing or planned stormwater drainage systems or provide substantial additional sources of polluted runoff. No impacts would occur.

iv) No Impact. The proposed billboard would not redirect flood flows. No impacts would occur.

d) Less than Significant Impact. The proposed Project would not be located in a tsunami or seiche zone.³⁶ According to the Federal Emergency Management Agency (FEMA) National Flood Hazard Layer Viewer (NFHL), the project site is located in an area with a 0.2% annual chance of flooding hazard area, or in a 500-year floodplain, and as such is at a low flood-risk. According to the La Palma General Plan Community Safety Element, the entire City is at risk of inundation due to failure of the Prado Dam located approximately 40 miles east of the City in Corona, CA. Additionally, the project site is also at

risk of inundation from the failure of the Brea Canyon Dam, approximately 10 miles northeast of the project site, and is at the edge of the inundation zone of the Carbon Canyon Dam, located approximately 16 miles northeast of the project site. However, operation of the proposed digital LED billboard would not risk release of pollutants into the environment during a flooding event, as the operation of the digital billboard would not include the use of any pollutants. Therefore, the project would have a less than significant impact as a result of inundation.

e) No Impact. The digital LED billboard would be built in accordance with FEMA guidelines and the City of La Palma Municipal Code. The project would not require any water during operation and would not increase impermeable surfaces that would interfere with groundwater recharge or increase surface runoff. The project would not conflict with or obstruct implementation of a water quality control plan or sustainable groundwater management plan. No impacts would occur.

4.11 – Land Use and Planning

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Physically divide an established community?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Cause a significant environmental impact due to a conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

a) No Impact. The proposed project site currently contains an approximately 24,000 square foot commercial/industrial building and is located in an area zoned for Mixed Use Business. Construction of the proposed billboard would not physically divide the surrounding community. The proposed project would have no impact on land use or circulation patterns within the community. No impacts would occur.

b) Less than Significant Impact. The proposed project parcel is located within the Freeway Overlay District, which permits operation of digital billboards. The proposed project is not requesting a General Plan Amendment that could conflict with policies designed to protect the environment. The proposed digital billboard is consistent with the intent of the Freeway Overlay District as well as surrounding land use designations, which are designed to provide for a range of commercial and industrial uses.³⁷ The proposed digital billboard is required to comply with the requirements established in the Freeway Overlay District as adopted in the City’s Code of Ordinances. No signs are proposed outside the zoning overlay. The project site is located entirely within an area zoned for mixed use businesses, and is surrounded by industrial/commercial buildings, away from residential areas. There would be no noise impacts associated with operation of the proposed sign. Visual components and glare-related impacts of the proposed billboard are discussed in Section 4.1 (Aesthetics). Other potential impacts are discussed in the other sections of this Initial Study. The project would not conflict with any policy designed to mitigate environmental impacts. Impacts would be less than significant.

4.12 – Mineral Resources

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan or other land use plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a-b) No Impact. The proposed project is located in a completely urbanized area and there are no mining operations or processing facilities on or adjacent to the project site. No known mineral resources exist within the City of La Palma.³⁸ The project would not result in the loss of availability of an important mineral resource recovery site, and as such, no impacts would occur.

4.13 – Noise

Would the project result in:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a) Generation of a substantial temporary or permanent increase in ambient noise levels in the vicinity of the project in excess of standards established in the local general plan or noise ordinance, or applicable standards of other agencies?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Generation of excessive groundborne vibration or groundborne noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) For a project located within the vicinity of a private airstrip or an airport land use plan or, where such a plan has not been adopted, within two miles of a public airport or public use airport, would the project expose people residing or working in the project area to excessive noise levels?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) Less Than Significant Impact. The proposed digital billboard would be located in a fully urbanized area, in close proximity to the SR-91 freeway, and is surrounded by commercial and industrial uses. Existing noise conditions are representative of this environment. Traffic noise from SR-91 is the greatest contributor to ambient noise levels near the project site. The nearest sensitive receptors are the multi-family apartments located approximately 0.2 miles south on Orangethorpe Avenue. The City’s Zoning and Municipal Codes codify noise level standards in the City (Section 44-267 “Noise” and 26-137 “Disturbance of Sleep”), as well as establish restricted hours for construction activities. Construction of the proposed digital billboard would require drilling for the sign footing and would result in minimal, short-term construction-related noise, anticipated to last for less than two weeks. Project-related construction would result in short-term increases in noise levels and ground borne vibration on and immediately surrounding the site. However, given the small-scale nature of the proposed digital billboard, the short-term noise increase is not expected to exceed State or local noise standards. Impacts would be less than significant.

b) Less Than Significant Impact. Ground borne vibrations have the potential to disrupt residents and workers in the area. Vibration with high enough amplitudes can damage structures and can disrupt the use of various tools and equipment. Common sources of vibration within communities include construction activities and railroads. Operation of the proposed digital billboard would not include uses that cause vibration. Ground borne vibration generated by construction projects are usually highest during large scale operations including, but not limited to; pile driving, rock blasting, soil compacting, jack hammering, and demolition-related activities. Grading activities have the potential to generate intense vibration impacts if large construction equipment and vehicles are used. Construction of the billboard would not require demolition, paving, or grading activities, or other earth-moving activities that

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require any of the previously listed equipment. Operation of the proposed project is not anticipated to result in any vibration-related impacts to adjacent properties. Impacts would be less than significant.

c) No Impact. The project site is not located within an airport land use plan and is not located within two miles of an airport or private airstrip. No impacts would occur.

4.14 – Population and Housing

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a) Induce substantial unplanned population growth in an area, either directly (for example, by proposing new homes and businesses) or indirectly (for example, through extension of roads or other infrastructure)?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) No Impact. The construction of the proposed digital LED billboard does not call for the establishment of any new housing, nor would it extend roads, build-out other infrastructure, or include any job-creating uses. Maintenance of the proposed billboard would require only periodic site visits. The proposed project would not induce substantial population growth in La Palma. No impacts would occur.

b) No Impact. The project does not propose removal of any housing and no persons would be displaced as a result of the proposed digital billboard. No impacts would occur related to displacement of people or housing as a result of the construction and operation of the proposed project.

4.15 – Public Services

Would the project result in substantial adverse physical impacts associated with the provision of new or physically altered governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for any of the public services:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Fire protection?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Police protection?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Schools?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Parks?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e) Other public facilities?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) No Impact. The proposed project would not require the addition of new fire facilities or personnel as the project would not increase population or the need to service them. No impact would occur related to fire protection services.

b) No Impact. The proposed digital billboard would not increase residential population or employment numbers and would not incur law enforcement or public safety services from the La Palma Police Department. No new facilities and no new personnel would be required in order to maintain existing service levels and response times as the proposed billboard would not increase population or the need to service them. No impacts would occur.

c) No Impact. The proposed digital billboard would not generate any employees nor house any residents who might attend a local school. No impact would occur.

d) No Impact. The proposed digital billboard would not generate any employees nor house any residents who might increase the demand for new or use of existing park or recreation facilities. No impact would occur.

e) No Impact. No impact would occur to other public facilities, for example, libraries, because the proposed digital billboard would not expand the residential population.

4.16 – Recreation

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Would the project increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Does the project include recreational facilities or require the construction or expansion of recreational facilities which might have an adverse physical effect on the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) No Impact. The project would not result in the creation of new housing, induce significant population growth, and would not increase use of local and regional parks and recreational facilities. No parks or open space would be impacted as a result of construction of the proposed digital LED billboard. No impacts would occur.

b) No Impact. The project does not include and would not result in the removal or reduction of recreational areas within La Palma. The project would not require construction or improvement of any offsite recreation facilities or the expansion of recreational facilities. No impacts would occur.

4.17 – Transportation and Traffic

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Conflict with a program plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle and pedestrian facilities?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Would the project conflict or be inconsistent with CEQA Guidelines Section 15064.3, subdivision (b)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
c) Substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment)?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
d) Result in inadequate emergency access?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) Less than Significant Impact. In December 2018, the California Natural Resources Agency certified and adopted the updated CEQA Guidelines package. The amended CEQA Guidelines, specifically Section 15064.3, recommend the use of Vehicle Miles Travelled (VMT) as the primary metric for the evaluation of transportation impacts, under CEQA, associated with land use and transportation projects. In general terms, VMT quantifies the amount and distance of automobile travel attributable to a project or region. All agencies and projects State-wide are required to utilize the updated CEQA guidelines recommending the use of VMT for evaluating transportation impacts as of July 1, 2020. However, this does not prevent a city or county from continuing to analyze delay or Level of Service (LOS) outside of CEQA review for other transportation planning or analysis purposes (i.e., general plans, impact fee programs, corridor studies, congestion mitigation, or ongoing network monitoring). Vehicle trips related to the construction and operation of the proposed billboard would be minimal and would only be related to construction and occasional maintenance trips after completion. Such trips would be infrequent. The project would not result in the addition of traffic to a signalized or unsignalized intersection that would result in the degradation of intersection operations, would not lead to an increase in traffic hazards, or impede motor circulation. During construction activities, as applicable, the applicant would be required to prepare and implement a temporary traffic control plan, as warranted. The project site is not directly located on any mass transit routes or within a bicycle or pedestrian trail. No modifications to any mass transit routes, bicycle or pedestrian trails would occur as a result of implementation of the proposed project. Therefore, the project would not conflict with a program plan, ordinance or policy addressing the circulation system, including transit, roadway, bicycle, and pedestrian facilities. Impacts would be less than significant.

b) Less than Significant Impact. CEQA Guidelines allow for lead agency discretion in establishing methodologies and thresholds provided there is substantial evidence to demonstrate that the

established procedures promote the intended goals of the legislation. The proposed project is zoned for Mixed Use Business (B-1) and is within the Freeway Overlay District. The City's Freeway Overlay (FO) allows for development of pole signs and digital billboards. The proposed digital billboard would be located within Freeway Overlay (FO) on a parcel zoned Mixed Use Business (B-1) that currently houses a commercial/ industrial building. The Freeway Overlay (FO) traverses both the north and south side of SR-91. It was determined that a VMT screening was unnecessary due to the minor nature of construction and project operations that would take place, as well as the project site's location, neither of which would influence traffic after project completion. The proposed Project would not result in the generation of daily vehicle trips to the site for operations and would only require infrequent trips related to maintenance. Furthermore, the proposed project would not include any changes to the circulation of existing roadways to which VMT would increase for surrounding uses. The project would have a less than significant impact on VMT, no additional VMT modeling or mitigation measures are required.

c) Less than Significant with Mitigation Incorporated. The project proposes the construction of a digital billboard within the recently adopted Freeway Overlay District along the SR-91 freeway within the City. The digital billboard would be visible primarily from SR-91 freeway, to which it is oriented but would also be visible on surrounding streets. The capability of digital billboards to present changing images has raised concerns regarding the effect of such signage on traffic safety. The primary concern has been effects on driver attention, but concerns have also been raised regarding the potential for such signage to produce light of such intensity or direction that it could interfere with driver vision. The brightness of a digital billboard would attract a driver's gaze earlier and longer than other visual stimuli that appear less bright.³⁹ Also, the National Cooperative Highway Research Program (NCHRP) report notes that at night, dawn or dusk, or in inclement weather, a bright billboard can draw attention away from the road and traffic, and render less brightly lit official traffic signs, markings, and brake lights, less conspicuous and more difficult to discern. Development of the proposed digital billboard would comply with guidelines of the Outdoor Advertising Association of America (OAAA). Additionally, the project would be required to comply with brightness standards outlined in the City's Zoning Code for the Freeway Overlay District.

State and federal law also establish minimum spacing distance between digital billboards, of 1,000 feet. Additionally, digital advertising billboards shall be placed within 660 feet from the edge of the right-of-way of, and the copy of which is visible from, any interstate or primary highway.⁴⁰ The proposed digital billboard would be required to comply with these spacing requirements. The proposed digital billboard would also be required to comply with all existing federal and State laws and regulations related to billboards, including the Highway Beautification Act, FHWA agreements with the State pursuant to the Highway Beautification Act, the California's Outdoor Advertising Act, and the California Vehicle Code. These laws and regulations are enforced by Caltrans and the California Highway Patrol. In order to ensure establishment and continued operation of the billboard within acceptable safety ranges, Mitigation Measures Trans-1 and Trans-2 have been incorporated. These measures would ensure that operation of the digital billboard would meet short and long-term safety requirements in the future. Therefore, with incorporation of mitigation impacts would be less than significant.

d) No Impact. The project would have no impact regarding emergency access. The project would involve the construction of a digital LED billboard adjacent to SR-91, but it would not be located such that it would in any way block or impede vehicle accessibility. During construction, per standard City practices the applicant would be required to prepare and implement a temporary traffic control plan, as warranted. No impact would occur.

Mitigation Measures

TRANS-1 The operator of digital LED billboards within the Freeway Overlay District shall comply with the following at all times:

- No special visual effects that include moving or flashing lights shall accompany the transition between two successive messages, and no special visual effects shall accompany any message display;
- The minimum display duration time for messages shall be not less than 8 seconds, and the minimum display time between messages shall be not more than 1 second;
- The minimum font size shall be established for the maximum speed on SR-91 freeway. The font size standard shall be in accordance with the sign industry's best practices formula.
- Prior to implementing any of the following, the operator shall submit a request and obtain permission from the City: installing, implementing or using any technology that would allow interaction with drivers, vehicles or any device located in vehicles, including, but not limited to, a radio frequency identification device, geographic positions system, or other device.
- In the event of any failure or combination of failures that affect the digital billboards' luminance, the operator shall impose a default to an output level no higher than 4 percent of the maximum luminance of the billboard. If this cannot be achieved, then the display shall be required to default to an "off" position until the problem can be resolved.

TRANS-2 The operator of any digital LED billboard within the City Freeway Overlay District shall submit, within 30 days following June 30 of each year, a written report regarding operation of each digital billboard during the preceding period of July 1 to June 30. The operator may submit a combined report for all such digital billboards operated by such operator within the Freeway Overlay District. The report shall, when appropriate, identify incidents or facts that relate to specific digital billboards. The report shall be submitted to the Office of the City Manager and the City Attorney, and shall include the following information:

- Status of the operator's license as required by California Business and Professions Code para 5300 et seq.;
- Status of the required permit for individual digital billboards, as required by California Business and Professions Code para. 5350 et seq.;
- Compliance with the California Outdoor Advertising Act, California Business and Professions Code para 5200 and all regulations adopted pursuant to such Act;
- Compliance with California Vehicle Code para 21466.5 and 21467;
- Compliance with provisions of written agreements between the U.S. Department of Transportation and the California Department of Transportation pursuant to the federal Highway Beautification Act (23U.S.C. para.131);
- Compliance with mitigation measures and/or conditions of approval adopted as part of the project approval;
- Each written or oral complaint received by the operator, or conveyed to the operator by any government agency or any other person, regarding operation of digital billboards within the Freeway Overlay District;
- Each malfunction or failure of a digital billboard operated by the operator within the Freeway Overlay District, which shall include only those malfunctions or failures that

are visible to the naked eye, including reason for the malfunction, duration and confirmation of repair; and

- Operating status of each digital billboard operated by the operator within the Freeway Overlay District, including estimated date of repair and return to normal operation of any digital billboard identified in the report as not operating in normal mode.

4.18 – Tribal Cultural Resources

Would the project cause a substantial adverse change in the significance of a tribal cultural resource, defined in Public Resources Code Section 21074 as either a site, feature, place, cultural landscape that is geographically defined in terms of the size and scope of the landscape, sacred place, or object with cultural value to a Cultural Native American tribe, and that is:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a) Listed or eligible for listing in the California Register of Historical resources, or in a local register of historical resources as defined in Public Resources Code Section 5020.1(k), or	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) A resource determined by the lead agency, in its discretion and supported by substantial evidence, to be significant pursuant to criteria set forth in subdivision (c) of Public Resources Code Section 5024.1. In applying the criteria set forth in subdivision (c) of Public Resource Code Section 5024.1, the lead agency shall consider the significance of the resource to a California Native American tribe.	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

a) No Impact. A significant impact would occur if the proposed Project would cause a substantial adverse change in the significance of a tribal cultural resource listed or eligible for listing in the California Resources of Historical Resources, or in a local register of historical resources as defined in Public Resources Code Section 5020.1(k). The Project site is currently developed, and there are no historic resources on, adjacent to, or in proximity to the project site listed in the California Register of Historical Resources pursuant to in Section 15064.5. The City does not have any landmarks listed under its historic preservation program as defined in Public Resources Code Section 5020.1(k). However, in compliance with Assembly Bill 52, fourteen Native American tribes traditionally and culturally affiliated with the geographic area of the Project site were notified of the proposed Project on June 16, 2023 (See Appendix B). The tribes notified included the Juaneño Band of Mission Indians Acjachemen Nation, the Gabrielino/Tongva Nation, the Mesa Grande Band of Diegueño Mission Indians, the Ewiiapaayp Band of Kumeyaay Indians, the Gabrielino Tongva Indians of California Tribal Council, the Soboba Band of Luiseño Indians, the Santa Rosa Band of Cahuilla Indians, the Gabrieleno Band of Mission Indians – Kizh Nation, the Campo Band of Diegueño Mission Indians, the Manzanita Band of Kumeyaay Nation, the Pala Band of Mission Indians, the Gabrielino-Tongva Tribe, the Gabrieleno/Tongva San Gabriel Band of Mission Indians, and the La Posta Band of Diegueño Mission Indians. No responses were received, and no consultation was requested by any of the tribes. Therefore, because the proposed Project would not include any ground disturbing activities, and no tribes requested consultation, the proposed Project would have no impact.

b) Less than Significant Impact. Government Code §§ 65352.3 and 65562.5 (SB 18); and Public Resources Code §§ 21073, 21074, 21080.3.1, 21080.3.2, 21082.3, 21083.09, 21084.2, and 21084.3 (AB 52) provide that a project that may cause a substantial adverse change to a defined Tribal Cultural Resource (TCR) can result in a significant effect on the environment. AB 52 requires tribes interested in development projects within a traditionally and culturally affiliated geographic area to notify a lead agency of such interest and to request notification of future projects subject to CEQA prior to determining if a negative declaration, mitigated negative declaration, or environmental impact report is required for a project. The Lead Agency is required to notify tribes within 14 days of deeming a development application complete subject to CEQA to notify the requesting tribe as an invitation to consult on the project. AB 52 identifies examples of mitigation measures that will avoid or minimize impacts to TCR. The bill makes the above provisions applicable to projects that have a notice of preparation or a notice of intent to adopt a negative declaration/mitigated negative declaration circulated on or after July 1, 2015. Although there is no indication of TCRs at the project site, AB 52 is clear in stating that it is the responsibility of the Public Agency (i.e., Lead Agency) to consult with Native American tribes early in the CEQA process to allow tribal governments, lead agencies, and project proponents to discuss the appropriate level of environment review, identify and address potential adverse impacts to TCRs, and reduce the potential for delay and conflict in the environmental review process (see Public Resources Code Section 2108.3.2). Specifically, government-to-government consultation may provide “tribal knowledge” of the project area that can be used in identifying TCRs that cannot be obtained through other investigative means. The City of La Palma submitted notification to interested parties and tribal governments that may have traditional/cultural use of the project site. Notices were submitted to tribal cultural representatives via certified mail. The City received no responses. As of the writing of this document, the City has received no other responses from the Native American community concerning the proposed project. However, despite the heavy disturbances of the project area that may have displaced or submerged archaeological resources relating to TCRs on the surface it is possible that intact tribal cultural resources exist at depth. Due to this uncertainty, Mitigation Measure CUL-1 is incorporated to address any previously undiscovered archaeological resources and/or buried human remains relating to TCRs encountered during project implementation. Incorporation of mitigation would ensure that potential impacts to buried TCRs are less than significant through requirements for evaluation, salvage, curation, and reporting.

4.19 – Utilities and Service Systems

Would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities, the construction or relocation of which could cause significant environmental effects?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b) Have sufficient water supplies available to serve the project and reasonably foreseeable future development during normal, dry, and multiple dry years?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Result in a determination by the wastewater treatment provider which serves or may serve the project that it has adequate capacity to serve the project’s projected demand in addition to the provider’s existing commitments?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Generate solid waste in excess of State or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
e) Comply with federal, state, and local management and reduction statutes and regulations related to solid waste?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>

a) Less Than Significant. The proposed digital LED billboard would need to be connected upon installation to electrical power services provided by Southern California Edison. The proposed digital LED billboard would be installed pursuant to current electrical codes, including Title 24 of the State Building Code, adopted by the City of La Palma, which is designed to reduce wasteful and unnecessary energy consumption in newly constructed and existing buildings, and promote energy efficiency. These standards would ensure that electrical energy would be used efficiently. Operation of the proposed billboard would not generate any solid waste or wastewater, nor would the project require a supply of potable water. All waste materials associated with the construction of the billboard would be recycled or deposited in landfills in compliance with State and local laws. Furthermore, construction of the billboard would not require major earth-moving activities, such as the demolition of any structures,

paving, or grading. No new or expanded electrical, natural gas, or telecommunications facilities would be required as a result of the proposed project. Impacts would be less than significant.

b) No Impact. The proposed project involves the construction of a digital LED billboard that does not require a water supply for operation. No impacts would occur.

c) No Impact. The proposed project does not include any use that would require wastewater treatment. Therefore, the project would not impact the capacity of the existing wastewater treatment facilities servicing the City of La Palma.

d) Less than Significant Impact. The proposed project does not include any residential or commercial space and would not generate solid waste. Some solid waste would be generated during construction operations and would be hauled offsite in accordance with all Federal, State, and local regulations. The proposed project would not exceed State or local standards, and as such, would have a less than significant impact.

e) Less than Significant Impact. The digital LED billboard would not generate any solid waste during operation. As previously stated, any temporary construction waste generated would be hauled offsite in accordance with all Federal, State, and local regulations. As such, the proposed project would have a less than significant impact.

4.20 – Wildfire

If located in or near state responsibility areas or lands classified as very high fire hazard severity zones, would the project:

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporation	Less Than Significant Impact	No Impact
a) Substantially impair an adopted emergency response plan or emergency evacuation plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b) Due to slope, prevailing winds, and other factors, exacerbate wildfire risks, and thereby expose project occupants to, pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c) Require the installation or maintenance of associated infrastructure (such as roads, fuel breaks, emergency water sources, power lines or other utilities) that may exacerbate fire risk of that may result in temporary or ongoing impacts to the environment?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d) Expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire slope instability, or drainage changes?	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

a) No Impact. According to the CALFIRE Fire Hazard Severity Zone Maps, the proposed project is not located in a State Responsibility Area or an area of high fire threat.⁴¹ There are no wildland conditions in the urbanized area where the project site is located. As of March 2023, the City of La Palma is in the midst of creating a Local Hazard Mitigation Plan. The City, however, has not established a specific emergency evacuation or response plan. The City’s General Plan states that “evacuation routes are determined when the situation arises based on available information. The proposed project would not substantially impair an adopted emergency response plan or emergency evacuation plan, as such, no impact would occur.

b) No Impact. The project site is located in a flat, heavily urbanized area a flat surface area with no steep hills or slopes. No native vegetation occurs on the project site, as such, the project would not exacerbate wildfire risks, thereby exposing occupants to pollutant concentrations from a wildfire or the uncontrolled spread of a wildfire. No impact would occur.

c) No Impact. The project site is not located within or near any State Responsibility Areas or in any Fire Hazard Severity Zones as discussed in section 4.20(a). Construction of the proposed project would not exacerbate fire risk or would result in a temporary or ongoing impact from wildfires requiring the

installation or maintenance of associated infrastructure that may exacerbate fire risk, or that may result in temporary or ongoing impacts to the environment. No impact would occur.

d) No Impact. Operation of the proposed digital LED billboard would not generate any known risk of wildfire, furthermore no residential uses are proposed. The proposed project would not expose people or structures to significant risks, including downslope or downstream flooding or landslides, as a result of runoff, post-fire instability or drainage changes. No impacts would occur.

4.21 – Mandatory Findings of Significance

	Potentially Significant Impact	Less Than Significant with Mitigation Incorporated	Less Than Significant Impact	No Impact
a) Does the project have the potential to substantially degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, substantially reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
b) Does the project have impacts that are individually limited, but cumulatively considerable?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
c) Does the project have environmental effects which would cause substantial adverse effects on human beings, either directly or indirectly?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

a) Less Than Significant with Mitigation Incorporated. The proposed project would not significantly impact any scenic vistas, scenic resources, or the visual character of the area, as discussed in Section 4.1, and would not result in excessive light or glare with incorporation of Mitigation Measure AES-1. The project site is located within a mostly urbanized area with no significant natural habitat onsite. The project would not significantly impact any sensitive plants, plant communities, fish, wildlife, or habitat for any sensitive species after incorporation of Mitigation Measure BIO-1, as discussed in Section 4.4. Adverse impacts to archeological and paleontological resources would be less than significant with implementation of Mitigation Measure CUL-1 and GEO-1, respectively. With the implementation of Mitigation Measures BIO-1, CUL-1, and GEO-1, the proposed project would not have a significant adverse impact with respect to the degradation of the quality of the environment. The proposed project would also not restrict the levels of fish and wildlife below the sustaining levels, threaten to eliminate a plant or wildlife community. No sensitive species are known to occupy the proposed project site. No rare or endangered plants or animals are known to occur on the project site or would be removed as a result of the proposed project. With incorporation of mitigation measures, impacts would be less than significant.

b) Less Than Significant with Mitigation Incorporated. Cumulative impacts can result from the interactions of environmental changes resulting from one proposed project with changes resulting from other past, present, and future projects that affect the same resources, utilities and infrastructure systems, public services, transportation network elements, air basin, watershed, or other physical

conditions. Such impacts could be short-term and temporary, usually consisting of overlapping construction impacts, as well as long term, due to the permanent land use changes and operational characteristics involved with the project. Cumulative impacts would be less than significant with mitigation incorporated, as further discussed herein.

Aesthetics

Impacts related to aesthetics at the project-level have no potential for cumulative impacts because impacts are limited to on-site conditions and include no component that could result in similar impacts over time or space. Mitigation Measure AES-1 is incorporated to reduce direct light and glare impacts on users of the 91 freeway; however, this is a localized impact that does have regional impacts. Therefore, no cumulative impacts related to this topic would occur.

Agricultural Resources

The analysis provided in Sections 4.2 found that no individual impacts would occur; therefore, the Project could not contribute considerably to local agricultural or forestry.

Air Quality

The analysis provided in Section 4.3 related to air quality found that impacts would be less than significant; therefore, the project would not contribute to cumulative air quality impacts.

Biological Resources

The analysis provided in Section 4.4 found that no individual impacts to sensitive species would occur with implementation of Mitigation Measure BIO-1. With mitigation, the project would not contribute considerably to regional impacts on migratory birds or any sensitive species. The project would have no other impacts on biological resources.

Cultural Resources

Loss of on-site archaeological resources could reduce or eliminate important information relevant to the County of Orange and the City of La Palma. Impacts related to archaeological resources were found to be potentially significant and require mitigation to reduce to less than significant levels. Therefore, the project could contribute considerably to significant localized cumulative impacts in this topic area. Mitigation Measure CUL-1 is incorporated into the project requiring evaluation of any discovered potential cultural or archaeological resources, the uniqueness of the sample, and appropriate steps to preserve or curate the artifact. This would eliminate any potential loss of important local cultural or archaeological information that may be buried under the project site. Therefore, the project would have a less than significant contribution to a cumulative loss of important local or regional archaeological knowledge.

Energy

The analysis provided in Section 4.6 related to energy found that impacts would be less than significant. Therefore, the project would not contribute to cumulative energy impacts.

Geology and Soils

Impacts related to geology at the project-level have no potential for cumulative impacts because impacts are limited to on-site conditions and include no component that could result in similar impacts over time or space. Loss of on-site paleontological resources could reduce or eliminate important information relevant to the County of Orange and the City of La Palma. Impacts related to paleontological resources were found to be potentially significant and require mitigation to reduce to less than significant levels. Therefore, the project could contribute considerably to significant localized cumulative impacts in this topic area. Mitigation Measure GEO-1 is incorporated into the project requiring evaluation of any discovered potential paleontological resources, the uniqueness of the sample, and appropriate steps to

preserve or curate the artifact. This would eliminate any potential loss of important local paleontological information that may be buried under the project site. Therefore, the project would have a less than significant contribution to a cumulative loss of important local or regional paleontological knowledge. No other cumulative impacts related to this topic would occur.

Greenhouse Gas Emissions

As discussed in Section 4.8, climate change is the result of numerous, cumulative sources of greenhouse gas emissions all over the world. The project would not contribute considerably to global climate change.

Hazardous Materials

The analysis provided in Section 4.9 related to hazards and hazardous materials found that impacts would be less than significant. Compliance with all regulations related to the disposal and storage of household waste would ensure that impacts would be less than significant. Therefore, the project would not contribute to localized or regional cumulative impacts related to hazardous materials.

Airport Hazards

Impacts related to airport hazards at the project-level have no potential for cumulative impacts because impacts are limited to on-site conditions and include no component that could result in similar impacts over time or space. Therefore, no cumulative impacts related to this topic would occur.

Wildfires

The analysis provided in Section 4.9(g) and Section 4.20 (Wildfire) found that no individual, local, or regional impacts would occur; therefore, no cumulative impacts related to this topic would occur.

Groundwater Levels

The analysis provided in Section 4.10 (a) found that less than significant local, or regional impacts would occur; therefore, while the project would contribute to individual, localized or regional cumulative impacts, the project contribution would not be considerable.

Drainage/Water Quality

The analysis provided in Section 4.10, found that less than significant individual, local, or regional impacts would occur; therefore, while the project would contribute to individual, localized or regional cumulative impacts, the project contribution would not be considerable.

Flooding

The analysis provided in Section 4.10, found that no regional impacts would occur; therefore, no cumulative impacts related to this topic would occur.

Land Use and Planning

The analysis provided in Section 4.11 related to Land Use and Planning found that impacts would be less than significant; therefore, while the project would contribute to individual, localized or regional cumulative impacts, the project contribution would not be considerable.

Mineral Resources

The analysis provided in Section 4.12 related to mineral resources found that impacts there would be no impact; therefore, while the project would contribute to localized or regional cumulative impacts, the project contribution would not be considerable.

Noise

The project is not a substantial source of operational noise, as discussed in Section 4.13.a, and therefore would not contribute considerably to noise levels in the immediate vicinity of the project. The project would contribute to temporary increases in noise levels in the immediate project vicinity during construction activities; however, these would be temporary and less than significant. The project would increase traffic in the project area; however, project traffic-related noise would not be discernible to the public and therefore would have no considerable contribution to cumulative traffic-related noise.

Population and Housing

The analysis provided in Section 4.14 related to Population and Housing found that no impacts would result; therefore, no cumulative impacts related to this topic would occur.

Public Services

The analysis provided in Section 4.15 related to Public Services found that impacts would be less than significant; therefore, while the project would contribute to localized cumulative impacts, the project contribution would not be considerable.

Recreation

The analysis provided in Section 4.16 related to Recreation found that impacts would be less than significant; therefore, while the project would contribute to localized cumulative impacts, the project contribution would not be considerable.

Transportation

The analysis provided in Section 4.17 found impacts related to transportation to be less than significant. The project's contribution to cumulative impacts to local and regional transportation facilities would not be considerable as project implementation would result in a net reduction of vehicle trips, including peak hour trips, compared to the existing condition. Mitigation Measures Trans-1 and Trans-2 are incorporated to reduce design hazard impacts from the proposed billboard to less than significant; however, design hazards are not considered a regional impact.

Tribal Cultural Resources

Loss of on-site tribal cultural resources could reduce or eliminate important information relevant to the County of Orange and the City of La Palma. Impacts related to tribal cultural resources were found to be potentially significant and require mitigation to reduce to less than significant levels. Therefore, the project could contribute considerably to significant localized cumulative impacts in this topic area. Mitigation Measure CUL-1 is incorporated into the project requiring evaluation of any discovered potential archaeological or tribal cultural resources, the uniqueness of the sample, and appropriate steps to preserve or curate the artifact. This would eliminate any potential loss of important local archaeological or tribal cultural information that may be buried under the project site; therefore, the project would have no contribution to a cumulative loss of important local or regional archaeological or tribal cultural knowledge.

Utilities and Service Systems

The analysis provided in Section 4.19 related to Utilities and Service Systems found that impacts would be less than significant; therefore, while the project would contribute to localized or regional cumulative impacts, the project contribution would not be considerable.

Wildfire

The analysis provided in Section 4.20 related to wildfire found that impacts would not occur. Therefore, the project would not contribute to local or regional cumulative impacts.

c) Less Than Significant with Mitigation Incorporated. Based on the analysis of the Project's impacts in the responses to Sections 4.1 thru 4.20 of the Initial Study, there are no indications that this project could result in substantial adverse effects on the environment, including human beings. While there would be limited temporary effects during construction related to noise and criteria pollutant emissions, these were determined to be reduced to less than significant. Long-term effects would include minor changes to the visual character of the site and surrounding roadways due to the addition of the digital billboard to the area, and associated changes to lighting conditions. However, these changes are anticipated to be consistent with the existing aesthetic character and land uses of the urbanized area adjacent to the 91 freeway. Moreover, with adherence to existing regulations, impacts related to light and glare and traffic safety would be less than significant. Based on the analysis in this Initial Study, the City finds that direct and indirect impacts to human beings would be less than significant with mitigation incorporated. As discussed throughout this Initial Study, the construction and operation of the proposed new digital LED billboard would result in less than significant environmental impacts.

5 Summary of Mitigation Measures

- AES-1:** The applicant shall demonstrate compliance with a maximum 0.3 foot-candle increase over ambient light at 250 feet from the sign face during nighttime conditions upon initial start-up through field-testing. If subsequent complaints consisting of direct personal impacts are received by the City of La Palma, the City shall require the applicant to fund follow-up field testing by an independent registered illuminating engineer contractor to demonstrate continued compliance. If increases in ambient light are found to be above the 0.3 foot-candle level, the dimming level shall be adjusted until this level can be demonstrated.
- AES-2:** Signs shall be installed with sensors, which automatically lower light output in accordance with atmospheric conditions (i.e., cloudy or overcast weather). Throughout sign operation, the dimness setting of the LED sign shall be adjusted in real time so it does not exceed the level of illumination identified under Mitigation Measure AE-1.
- BIO-1:** If vegetation removal is scheduled during the nesting season (typically February 1 to September 1), then a focused survey for active nests shall be conducted by a qualified biologist no more than five (5) days before the beginning of project-related activities (e.g., demolition, excavation, grading and vegetation removal). Surveys must be conducted in proposed work areas, staging and storage areas, and soil, equipment, and material stockpile areas. For passerines and small raptors, surveys must be conducted within a 250-foot radius surrounding the work area (in non-developed areas and where access is feasible). For larger raptors, such as those from the genus *Buteo*, the survey area must encompass a 500-foot radius. Surveys must be conducted by a qualified biologist during weather conditions suited to maximize the observation of possible nests and concentrate on areas of suitable habitat. If a lapse in project-related work of five days or longer occurs, an additional nest survey is required before work can be reinitiated. If nests are encountered during any preconstruction survey, a qualified biologist must determine if it may be feasible for construction to continue as planned without impacting the success of the nest, depending on conditions specific to each nest and the relative location and rate of construction activities. Any nest(s) within the project site shall be monitored by a qualified biologist during vegetation removal if work is occurring directly adjacent to the pre-determined no-work buffer. If the qualified biologist determines construction activities have potential to adversely affect a nest, the biologist will immediately inform the construction manager to halt construction activities within minimum exclusion buffer of 50 feet for songbird nests, and 200 to 500 feet for raptor nests, depending on species and location. Construction activities within the no-work buffer may proceed after a qualified biologist determines the nest is no longer active due to natural causes (e.g., young have fledged, predation or other non-anthropogenic nest failure).
- CUL-1:** If potential archaeological materials are uncovered during grading or other earth moving activities, the contractor shall be required to halt work in the immediate area of the find and to retain a professional archaeologist to examine the materials to determine whether it is a *unique archaeological resource* as defined in Section 21083.2(g) of the state CEQA Statutes. If this determination is positive, the resource shall be left in place, if determined feasible by the project archaeologist. Otherwise, the scientifically consequential information shall be fully recovered by the archaeologist. Work may continue outside of the area of the find; however, no further work shall occur in the immediate location of the find until all information recovery has been completed and a report concerning it filed

with the City of La Palma Planning Manager. The applicant shall bear the cost of implementing this mitigation.

GEO-1: If paleontological materials are uncovered during grading or other earth moving activities, the contractor shall be required to halt work in the immediate area of the find, and to retain a professional paleontologist to examine the materials to determine whether it is a significant paleontological resource. If this determination is positive, resource shall be left in place, if determined feasible by the project paleontologist. Otherwise, the scientifically consequential information shall be fully recovered by the paleontologist. Work may continue outside of the area of the find; however, no further work shall occur in the immediate location of the find until all information recovery has been completed and a report concerning it filed with the City of La Palma Planning Manager. The applicant shall bear the cost of implementing this mitigation.

TRANS-1: The operation of digital LED billboards within the Freeway Overlay District shall comply with the following at all times:

- No special visual effects that include moving or flashing lights shall accompany the transition between two successive messages, and no special visual effects shall accompany any message display;
- The minimum display duration time for messages shall be not less than 8 seconds, and the minimum display time between messages shall be not more than 1 second;
- The minimum font size shall be established for the maximum speed on SR-91 freeway. The font size standard shall be in accordance with the sign industry's best practices formula.
- Prior to implementing any of the following, the operator shall submit a request and obtain permission from the City: installing, implementing or using any technology that would allow interaction with drivers, vehicles or any device located in vehicles, including, but not limited to, a radio frequency identification device, geographic positions system, or other device.
- In the event of any failure or combination of failures that affect the digital billboards' luminance, the operator shall impose a default to an output level no higher than 4 percent of the maximum luminance of the billboard. If this cannot be achieved, then the display shall be required to default to an "off" position until the problem can be resolved.

TRANS-2: The operator of any digital LED billboard within the City Freeway Overlay District shall submit, within 30 days following June 30 of each year, a written report regarding operation of each digital billboard during the preceding period of July 1 to June 30. The operator may submit a combined report for all such digital billboards operated by such operator within the Freeway Overlay District. The report shall, when appropriate, identify incidents or facts that relate to specific digital billboards. The report shall be submitted to the Office of the City Manager and the City Attorney, and shall include the following information:

- Status of the operator's license as required by California Business and Professions Code para 5300 et seq.;
- Status of the required permit for individual digital billboards, as required by California Business and Professions Code para. 5350 et seq.;

- Compliance with the California Outdoor Advertising Act, California Business and Professions Code para 5200 and all regulations adopted pursuant to such Act;
- Compliance with California Vehicle Code para 21466.5 and 21467;
- Compliance with provisions of written agreements between the U.S. Department of Transportation and the California Department of Transportation pursuant to the federal Highway Beautification Act (23U.S.C. para.131);
- Compliance with mitigation measures and/or conditions of approval adopted as part of the project approval;
- Each written or oral complaint received by the operator, or conveyed to the operator by any government agency or any other person, regarding operation of digital billboards within the Freeway Overlay District;
- Each malfunction or failure of a digital billboard operated by the operator within the Freeway Overlay District, which shall include only those malfunctions or failures that are visible to the naked eye, including reason for the malfunction, duration and confirmation of repair; and Operating status of each digital billboard operated by the operator within the Freeway Overlay District, including estimated date of repair and return to normal operation of any digital billboard identified in the report as not operating in normal mode.

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6.1 – List of Preparers

City of La Palma (Lead Agency)

Community Development Department
7822 Walker Street
La Palma, CA 90623

- Jeff Adams, Planning Consultant

MIG (Environmental Analysis)

1650 Spruce Street, Suite 106
Riverside, California 92507
951-787-9222

- Pamela Steele, Principal
- Bob Prasse, Director of Environmental Services
- Cameron Hile, Senior Analyst
- Duncan Hunter, Assistant Planner

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Appendix A Air Quality Assessment Data

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La Palma Outfront LED Billboard Detailed Report

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1. Basic Project Information

1.1. Basic Project Information

Data Field	Value
Project Name	La Palma Outfront LED Billboard
Lead Agency	—
Land Use Scale	Project/site
Analysis Level for Defaults	County
Windspeed (m/s)	1.80
Precipitation (days)	8.00
Location	33.86130766897928, -118.0391441234099
County	Orange
City	La Palma
Air District	South Coast AQMD
Air Basin	South Coast
TAZ	5715
EDFZ	7
Electric Utility	Southern California Edison
Gas Utility	Southern California Gas

1.2. Land Use Types

Land Use Subtype	Size	Unit	Lot Acreage	Building Area (sq ft)	Landscape Area (sq ft)	Special Landscape Area (sq ft)	Population	Description
General Office Building	0.05	1000sqft	1.00	50.0	0.00	—	—	—

1.3. User-Selected Emission Reduction Measures by Emissions Sector

No measures selected

2. Emissions Summary

2.1. Construction Emissions Compared Against Thresholds

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Un/Mit.	TOG	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Unmit.	2.59	2.13	19.6	15.7	0.05	0.73	0.27	0.98	0.67	0.07	0.74
Average Daily (Max)	—	—	—	—	—	—	—	—	—	—	—
Unmit.	0.03	0.02	0.21	0.17	< 0.005	0.01	< 0.005	0.01	0.01	< 0.005	0.01
Annual (Max)	—	—	—	—	—	—	—	—	—	—	—
Unmit.	< 0.005	< 0.005	0.04	0.03	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005

2.2. Construction Emissions by Year, Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Year	TOG	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T
Daily - Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Daily - Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
2022	2.59	2.13	19.6	15.7	0.05	0.73	0.27	0.98	0.67	0.07	0.74
Average Daily	—	—	—	—	—	—	—	—	—	—	—
2022	0.03	0.02	0.21	0.17	< 0.005	0.01	< 0.005	0.01	0.01	< 0.005	0.01
Annual	—	—	—	—	—	—	—	—	—	—	—
2022	< 0.005	< 0.005	0.04	0.03	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005

3. Construction Emissions Details

3.1. Building Construction (2022) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	TOG	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T
Onsite	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.08	0.90	7.70	8.65	0.02	0.33	—	0.33	0.30	—	0.30
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	0.02	0.02	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Worker	0.03	0.02	0.03	0.37	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	0.03	0.01	0.46	0.20	< 0.005	< 0.005	0.02	0.02	< 0.005	0.01	0.01
Hauling	0.05	0.01	0.72	0.26	< 0.005	0.01	0.03	0.03	0.01	0.01	0.02

Average Daily	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Annual	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005

3.3. Building Construction (2022) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	TOG	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T
Onsite	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	1.18	0.99	10.6	7.66	0.02	0.43	—	0.43	0.39	—	0.39
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	0.03	0.02	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	0.01	< 0.005	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—

Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Worker	0.03	0.02	0.03	0.37	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	0.03	0.01	0.37	0.16	< 0.005	< 0.005	0.01	0.02	< 0.005	0.01	0.01
Hauling	0.05	0.01	0.72	0.26	< 0.005	0.01	0.03	0.03	0.01	0.01	0.02
Average Daily	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Annual	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005

3.5. Building Construction (2022) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	TOG	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T
Onsite	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	2.48	2.08	18.6	14.9	0.05	0.72	—	0.72	0.66	—	0.66
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—

Off-Road Equipment	0.01	0.01	0.10	0.08	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	0.02	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Worker	0.04	0.03	0.04	0.49	0.00	0.00	0.01	0.01	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	0.07	0.01	0.96	0.35	< 0.005	0.01	0.04	0.05	0.01	0.01	0.02
Average Daily	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	< 0.005	< 0.005	0.01	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Annual	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005

3.7. Building Construction (2022) - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Location	TOG	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T
Onsite	—	—	—	—	—	—	—	—	—	—	—

Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	2.22	1.87	17.3	13.3	0.04	0.66	—	0.66	0.61	—	0.61
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Average Daily	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	0.01	0.01	0.05	0.04	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Annual	—	—	—	—	—	—	—	—	—	—	—
Off-Road Equipment	< 0.005	< 0.005	0.01	0.01	< 0.005	< 0.005	—	< 0.005	< 0.005	—	< 0.005
Onsite truck	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Offsite	—	—	—	—	—	—	—	—	—	—	—
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Worker	0.04	0.03	0.04	0.49	0.00	0.00	0.01	0.01	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	0.07	0.01	0.96	0.35	< 0.005	0.01	0.04	0.05	0.01	0.01	0.02
Average Daily	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Hauling	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
Annual	—	—	—	—	—	—	—	—	—	—	—
Worker	< 0.005	< 0.005	< 0.005	< 0.005	0.00	0.00	< 0.005	< 0.005	0.00	0.00	0.00
Vendor	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005

Hauling	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005	< 0.005
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4. Operations Emissions Details

4.10. Soil Carbon Accumulation By Vegetation Type

4.10.1. Soil Carbon Accumulation By Vegetation Type - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Vegetation	TOG	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—

4.10.2. Above and Belowground Carbon Accumulation by Land Use Type - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Land Use	TOG	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—
Total	—	—	—	—	—	—	—	—	—	—	—

4.10.3. Avoided and Sequestered Emissions by Species - Unmitigated

Criteria Pollutants (lb/day for daily, ton/yr for annual) and GHGs (lb/day for daily, MT/yr for annual)

Species	TOG	ROG	NOx	CO	SO2	PM10E	PM10D	PM10T	PM2.5E	PM2.5D	PM2.5T
Daily, Summer (Max)	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—
Daily, Winter (Max)	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—
—	—	—	—	—	—	—	—	—	—	—	—
Annual	—	—	—	—	—	—	—	—	—	—	—
Avoided	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—
Sequestered	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—
Removed	—	—	—	—	—	—	—	—	—	—	—
Subtotal	—	—	—	—	—	—	—	—	—	—	—

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5. Activity Data

5.1. Construction Schedule

Phase Name	Phase Type	Start Date	End Date	Days Per Week	Work Days per Phase	Phase Description
Drill Footing	Building Construction	12/19/2022	12/19/2022	5.00	1.00	—
Column Set	Building Construction	12/20/2022	12/20/2022	5.00	1.00	—
Set Top Column	Building Construction	12/21/2022	12/22/2022	5.00	2.00	—
Build and Set Digital Displays	Building Construction	12/23/2022	12/24/2022	5.00	1.00	—

5.2. Off-Road Equipment

5.2.1. Unmitigated

Phase Name	Equipment Type	Fuel Type	Engine Tier	Number per Day	Hours Per Day	Horsepower	Load Factor
Drill Footing	Off-Highway Trucks	Diesel	Average	1.00	8.00	376	0.38
Drill Footing	Rubber Tired Loaders	Diesel	Average	1.00	8.00	150	0.36
Drill Footing	Bore/Drill Rigs	Diesel	Average	1.00	8.00	83.0	0.50
Column Set	Cranes	Diesel	Average	2.00	8.00	367	0.29
Column Set	Generator Sets	Diesel	Average	1.00	8.00	14.0	0.74
Set Top Column	Off-Highway Trucks	Diesel	Average	2.00	8.00	376	0.38
Set Top Column	Cranes	Diesel	Average	2.00	8.00	367	0.29
Set Top Column	Air Compressors	Diesel	Average	1.00	8.00	37.0	0.48
Build and Set Digital Displays	Off-Highway Trucks	Diesel	Average	2.00	8.00	376	0.38
Build and Set Digital Displays	Cranes	Diesel	Average	2.00	8.00	367	0.29

5.3. Construction Vehicles

5.3.1. Unmitigated

Phase Name	Trip Type	One-Way Trips per Day	Miles per Trip	Vehicle Mix
Drill Footing	—	—	—	—
Drill Footing	Worker	6.00	18.5	LDA,LDT1,LDT2
Drill Footing	Vendor	10.0	10.2	HHDT,MHDT
Drill Footing	Hauling	6.00	20.0	HHDT
Drill Footing	Onsite truck	—	—	HHDT
Column Set	—	—	—	—
Column Set	Worker	6.00	18.5	LDA,LDT1,LDT2
Column Set	Vendor	8.00	10.2	HHDT,MHDT
Column Set	Hauling	6.00	20.0	HHDT
Column Set	Onsite truck	—	—	HHDT
Set Top Column	—	—	—	—
Set Top Column	Worker	8.00	18.5	LDA,LDT1,LDT2
Set Top Column	Vendor	0.01	10.2	HHDT,MHDT
Set Top Column	Hauling	8.00	20.0	HHDT
Set Top Column	Onsite truck	—	—	HHDT
Build and Set Digital Displays	—	—	—	—
Build and Set Digital Displays	Worker	8.00	18.5	LDA,LDT1,LDT2
Build and Set Digital Displays	Vendor	0.01	10.2	HHDT,MHDT
Build and Set Digital Displays	Hauling	8.00	20.0	HHDT
Build and Set Digital Displays	Onsite truck	—	—	HHDT

5.4. Vehicles

5.4.1. Construction Vehicle Control Strategies

Non-applicable. No control strategies activated by user.

5.5. Architectural Coatings

Phase Name	Residential Interior Area Coated (sq ft)	Residential Exterior Area Coated (sq ft)	Non-Residential Interior Area Coated (sq ft)	Non-Residential Exterior Area Coated (sq ft)	Parking Area Coated (sq ft)
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5.6. Dust Mitigation

5.6.1. Construction Earthmoving Activities

Phase Name	Material Imported (cy)	Material Exported (cy)	Acres Graded (acres)	Material Demolished (sq. ft.)	Acres Paved (acres)
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5.6.2. Construction Earthmoving Control Strategies

Control Strategies Applied	Frequency (per day)	PM10 Reduction	PM2.5 Reduction
Water Exposed Area	2	61%	61%

5.7. Construction Paving

Land Use	Area Paved (acres)	% Asphalt
General Office Building	0.00	0%

5.8. Construction Electricity Consumption and Emissions Factors

kWh per Year and Emission Factor (lb/MWh)

Year	kWh per Year	CO2	CH4	N2O
2022	0.00	532	0.03	< 0.005

5.18. Vegetation

5.18.1. Land Use Change

5.18.1.1. Unmitigated

Vegetation Land Use Type	Vegetation Soil Type	Initial Acres	Final Acres
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5.18.1. Biomass Cover Type

5.18.1.1. Unmitigated

Biomass Cover Type	Initial Acres	Final Acres
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5.18.2. Sequestration

5.18.2.1. Unmitigated

Tree Type	Number	Electricity Saved (kWh/year)	Natural Gas Saved (btu/year)
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6. Climate Risk Detailed Report

6.1. Climate Risk Summary

Cal-Adapt midcentury 2040–2059 average projections for four hazards are reported below for your project location. These are under Representation Concentration Pathway (RCP) 8.5 which assumes GHG emissions will continue to rise strongly through 2050 and then plateau around 2100.

Climate Hazard	Result for Project Location	Unit
Temperature and Extreme Heat	8.48	annual days of extreme heat
Extreme Precipitation	4.05	annual days with precipitation above 20 mm
Sea Level Rise	0.00	meters of inundation depth
Wildfire	0.00	annual hectares burned

Temperature and Extreme Heat data are for grid cell in which your project are located. The projection is based on the 98th historical percentile of daily maximum/minimum temperatures from observed historical data (32 climate model ensemble from Cal-Adapt, 2040–2059 average under RCP 8.5). Each grid cell is 6 kilometers (km) by 6 km, or 3.7 miles (mi) by 3.7 mi.

Extreme Precipitation data are for the grid cell in which your project are located. The threshold of 20 mm is equivalent to about $\frac{3}{4}$ an inch of rain, which would be light to moderate rainfall if received over a full day or heavy rain if received over a period of 2 to 4 hours. Each grid cell is 6 kilometers (km) by 6 km, or 3.7 miles (mi) by 3.7 mi.

Sea Level Rise data are for the grid cell in which your project are located. The projections are from Radke et al. (2017), as reported in Cal-Adapt (2040–2059 average under RCP 8.5), and consider different increments of sea level rise coupled with extreme storm events. Users may select from four model simulations to view the range in potential inundation depth for the grid cell. The four simulations make different assumptions about expected rainfall and temperature are: Warmer/drier (HadGEM2-ES), Cooler/wetter (CNRM-CM5), Average conditions (CanESM2), Range of different rainfall and temperature possibilities (MIROC5). Each grid cell is 50 meters (m) by 50 m, or about 164 feet (ft) by 164 ft.

Wildfire data are for the grid cell in which your project are located. The projections are from UC Davis, as reported in Cal-Adapt (2040–2059 average under RCP 8.5), and consider historical data of climate, vegetation, population density, and large (> 400 ha) fire history. Users may select from four model simulations to view the range in potential wildfire probabilities for the grid cell. The four simulations make different assumptions about expected rainfall and temperature are: Warmer/drier (HadGEM2-ES), Cooler/wetter (CNRM-CM5), Average conditions (CanESM2), Range of different rainfall and temperature possibilities (MIROC5). Each grid cell is 6 kilometers (km) by 6 km, or 3.7 miles (mi) by 3.7 mi.

6.2. Initial Climate Risk Scores

Climate Hazard	Exposure Score	Sensitivity Score	Adaptive Capacity Score	Vulnerability Score
Temperature and Extreme Heat	1	0	0	N/A
Extreme Precipitation	N/A	N/A	N/A	N/A
Sea Level Rise	1	0	0	N/A
Wildfire	1	0	0	N/A
Flooding	N/A	N/A	N/A	N/A
Drought	N/A	N/A	N/A	N/A
Snowpack Reduction	N/A	N/A	N/A	N/A
Air Quality Degradation	0	0	0	N/A

The sensitivity score reflects the extent to which a project would be adversely affected by exposure to a climate hazard. Exposure is rated on a scale of 1 to 5, with a score of 5 representing the greatest exposure.

The adaptive capacity of a project refers to its ability to manage and reduce vulnerabilities from projected climate hazards. Adaptive capacity is rated on a scale of 1 to 5, with a score of 5 representing the greatest ability to adapt.

The overall vulnerability scores are calculated based on the potential impacts and adaptive capacity assessments for each hazard. Scores do not include implementation of climate risk reduction measures.

6.3. Adjusted Climate Risk Scores

Climate Hazard	Exposure Score	Sensitivity Score	Adaptive Capacity Score	Vulnerability Score
Temperature and Extreme Heat	1	1	1	2
Extreme Precipitation	N/A	N/A	N/A	N/A
Sea Level Rise	1	1	1	2
Wildfire	1	1	1	2

Flooding	N/A	N/A	N/A	N/A
Drought	N/A	N/A	N/A	N/A
Snowpack Reduction	N/A	N/A	N/A	N/A
Air Quality Degradation	1	1	1	2

The sensitivity score reflects the extent to which a project would be adversely affected by exposure to a climate hazard. Exposure is rated on a scale of 1 to 5, with a score of 5 representing the greatest exposure.

The adaptive capacity of a project refers to its ability to manage and reduce vulnerabilities from projected climate hazards. Adaptive capacity is rated on a scale of 1 to 5, with a score of 5 representing the greatest ability to adapt.

The overall vulnerability scores are calculated based on the potential impacts and adaptive capacity assessments for each hazard. Scores include implementation of climate risk reduction measures.

6.4. Climate Risk Reduction Measures

7. Health and Equity Details

7.1. CalEnviroScreen 4.0 Scores

The maximum CalEnviroScreen score is 100. A high score (i.e., greater than 50) reflects a higher pollution burden compared to other census tracts in the state.

Indicator	Result for Project Census Tract
Exposure Indicators	—
AQ-Ozone	42.6
AQ-PM	74.3
AQ-DPM	31.7
Drinking Water	8.82
Lead Risk Housing	19.1
Pesticides	0.00
Toxic Releases	86.9
Traffic	85.3
Effect Indicators	—
CleanUp Sites	58.7
Groundwater	40.8

Haz Waste Facilities/Generators	43.7
Impaired Water Bodies	66.7
Solid Waste	54.8
Sensitive Population	—
Asthma	18.5
Cardio-vascular	19.0
Low Birth Weights	82.0
Socioeconomic Factor Indicators	—
Education	40.8
Housing	6.57
Linguistic	49.1
Poverty	24.7
Unemployment	28.2

7.2. Healthy Places Index Scores

The maximum Health Places Index score is 100. A high score (i.e., greater than 50) reflects healthier community conditions compared to other census tracts in the state.

Indicator	Result for Project Census Tract
Economic	—
Above Poverty	95.26498139
Employed	80.73912486
Median HI	74.87488772
Education	—
Bachelor's or higher	71.25625561
High school enrollment	100
Preschool enrollment	68.20223277
Transportation	—
Auto Access	65.16104196

Active commuting	18.50378545
Social	—
2-parent households	93.76363403
Voting	54.39496984
Neighborhood	—
Alcohol availability	55.89631721
Park access	81.35506224
Retail density	81.35506224
Supermarket access	71.43590402
Tree canopy	19.2865392
Housing	—
Homeownership	75.52932119
Housing habitability	93.50699346
Low-inc homeowner severe housing cost burden	72.12883357
Low-inc renter severe housing cost burden	93.31451302
Uncrowded housing	66.9190299
Health Outcomes	—
Insured adults	52.11086873
Arthritis	0.0
Asthma ER Admissions	85.8
High Blood Pressure	0.0
Cancer (excluding skin)	0.0
Asthma	0.0
Coronary Heart Disease	0.0
Chronic Obstructive Pulmonary Disease	0.0
Diagnosed Diabetes	0.0
Life Expectancy at Birth	93.1

Cognitively Disabled	80.8
Physically Disabled	83.0
Heart Attack ER Admissions	79.7
Mental Health Not Good	0.0
Chronic Kidney Disease	0.0
Obesity	0.0
Pedestrian Injuries	59.1
Physical Health Not Good	0.0
Stroke	0.0
Health Risk Behaviors	—
Binge Drinking	0.0
Current Smoker	0.0
No Leisure Time for Physical Activity	0.0
Climate Change Exposures	—
Wildfire Risk	0.0
SLR Inundation Area	0.0
Children	79.8
Elderly	14.8
English Speaking	28.4
Foreign-born	61.5
Outdoor Workers	75.0
Climate Change Adaptive Capacity	—
Impervious Surface Cover	14.1
Traffic Density	84.6
Traffic Access	55.8
Other Indices	—
Hardship	18.5

Other Decision Support	—
2016 Voting	78.0

7.3. Overall Health & Equity Scores

Metric	Result for Project Census Tract
CalEnviroScreen 4.0 Score for Project Location (a)	39.0
Healthy Places Index Score for Project Location (b)	82.0
Project Located in a Designated Disadvantaged Community (Senate Bill 535)	No
Project Located in a Low-Income Community (Assembly Bill 1550)	No
Project Located in a Community Air Protection Program Community (Assembly Bill 617)	No

a: The maximum CalEnviroScreen score is 100. A high score (i.e., greater than 50) reflects a higher pollution burden compared to other census tracts in the state.

b: The maximum Health Places Index score is 100. A high score (i.e., greater than 50) reflects healthier community conditions compared to other census tracts in the state.

7.4. Health & Equity Measures

No Health & Equity Measures selected.

7.5. Evaluation Scorecard

Health & Equity Evaluation Scorecard not completed.

7.6. Health & Equity Custom Measures

No Health & Equity Custom Measures created.

8. User Changes to Default Data

Screen	Justification
Land Use	Updated building square feet and lot acreage based on site plan 8/8/2022
Construction: Construction Phases	Updated construction schedule per installation schedule received 12/14/22
Construction: Off-Road Equipment	Updated construction equipment based on installation equipment received 12/14/22
Construction: Trips and VMT	Updated hauling trips based on installation schedule received 12/14/22; adjusted worker trips per day based on equipment schedule

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NATIVE AMERICAN HERITAGE COMMISSION

June 5, 2023

Scott Hutter
City of La Palma

Via Email to: shutter@cityoflapalma.org

Re: Native American Tribal Consultation, Pursuant to the Assembly Bill 52 (AB 52), Amendments to the California Environmental Quality Act (CEQA) (Chapter 532, Statutes of 2014), Public Resources Code Sections 5097.94 (m), 21073, 21074, 21080.3.1, 21080.3.2, 21082.3, 21083.09, 21084.2 and 21084.3, Walker Street Digital Billboard Project, Orange County

Dear Mr. Hutter:

Pursuant to Public Resources Code section 21080.3.1 (c), attached is a consultation list of tribes that are traditionally and culturally affiliated with the geographic area of the above-listed project. Please note that the intent of the AB 52 amendments to CEQA is to avoid and/or mitigate impacts to tribal cultural resources, (Pub. Resources Code §21084.3 (a)) ("Public agencies shall, when feasible, avoid damaging effects to any tribal cultural resource.")

Public Resources Code sections 21080.3.1 and 21084.3(c) require CEQA lead agencies to consult with California Native American tribes that have requested notice from such agencies of proposed projects in the geographic area that are traditionally and culturally affiliated with the tribes on projects for which a Notice of Preparation or Notice of Negative Declaration or Mitigated Negative Declaration has been filed on or after July 1, 2015. Specifically, Public Resources Code section 21080.3.1 (d) provides:

Within 14 days of determining that an application for a project is complete or a decision by a public agency to undertake a project, the lead agency shall provide formal notification to the designated contact of, or a tribal representative of, traditionally and culturally affiliated California Native American tribes that have requested notice, which shall be accomplished by means of at least one written notification that includes a brief description of the proposed project and its location, the lead agency contact information, and a notification that the California Native American tribe has 30 days to request consultation pursuant to this section.

The AB 52 amendments to CEQA law does not preclude initiating consultation with the tribes that are culturally and traditionally affiliated within your jurisdiction prior to receiving requests for notification of projects in the tribe's areas of traditional and cultural affiliation. The Native American Heritage Commission (NAHC) recommends, but does not require, early consultation as a best practice to ensure that lead agencies receive sufficient information about cultural resources in a project area to avoid damaging effects to tribal cultural resources.

The NAHC also recommends, but does not require that agencies should also include with their notification letters, information regarding any cultural resources assessment that has been completed on the area of potential effect (APE), such as:

1. The results of any record search that may have been conducted at an Information Center of the California Historical Resources Information System (CHRIS), including, but not limited to:



ACTING CHAIRPERSON
Reginald Pagaling
Chumash

SECRETARY
Sara Dutschke
Miwok

COMMISSIONER
Isaac Bojorquez
Ohlone-Costanoan

COMMISSIONER
Buffy McQuillen
Yokayo Pomo, Yuki,
Nomlaki

COMMISSIONER
Wayne Nelson
Luiseño

COMMISSIONER
Stanley Rodriguez
Kumeyaay

COMMISSIONER
Vacant

COMMISSIONER
Vacant

COMMISSIONER
Vacant

EXECUTIVE SECRETARY
Raymond C. Hitchcock
Miwok, Nisenan

NAHC HEADQUARTERS
1550 Harbor Boulevard
Suite 100
West Sacramento,
California 95691
(916) 373-3710
nahc@nahc.ca.gov
NAHC.ca.gov

- A listing of any and all known cultural resources that have already been recorded on or adjacent to the APE, such as known archaeological sites;
- Copies of any and all cultural resource records and study reports that may have been provided by the Information Center as part of the records search response;
- Whether the records search indicates a low, moderate, or high probability that unrecorded cultural resources are located in the APE; and
- If a survey is recommended by the Information Center to determine whether previously unrecorded cultural resources are present.

2. The results of any archaeological inventory survey that was conducted, including:

- Any report that may contain site forms, site significance, and suggested mitigation measures.

All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum, and not be made available for public disclosure in accordance with Government Code section 6254.10.

3. The result of any Sacred Lands File (SLF) check conducted through the Native American Heritage Commission. The request form can be found at <http://nahc.ca.gov/wp-content/uploads/2015/08/Local-Government-Tribal-Consultation-List-Request-Form-Update.pdf>

4. Any ethnographic studies conducted for any area including all or part of the APE; and

5. Any geotechnical reports regarding all or part of the APE.

Lead agencies should be aware that records maintained by the NAHC and CHRIS are not exhaustive and a negative response to these searches does not preclude the existence of a tribal cultural resource. A tribe may be the only source of information regarding the existence of a tribal cultural resource.

This information will aid tribes in determining whether to request formal consultation. In the event that they do, having the information beforehand will help to facilitate the consultation process.

If you receive notification of change of addresses and phone numbers from tribes, please notify the NAHC. With your assistance, we can assure that our consultation list remains current.

If you have any questions, please contact me at my email address: Andrew.Green@nahc.ca.gov.

Sincerely,



Andrew Green
Cultural Resources Analyst

Attachment

**Native American Heritage Commission
Tribal Consultation List
Orange County
6/5/2023**

**Campo Band of Diegueno
Mission Indians**

Ralph Goff, Chairperson
36190 Church Road, Suite 1 Diegueno
Campo, CA, 91906
Phone: (619) 478 - 9046
Fax: (619) 478-5818
rgoff@campo-nsn.gov

**Gabrielino Tongva Indians of
California Tribal Council**

Robert Dorame, Chairperson
P.O. Box 490 Gabrielino
Bellflower, CA, 90707
Phone: (562) 761 - 6417
Fax: (562) 761-6417
gtongva@gmail.com

**Ewiiapaayp Band of Kumeyaay
Indians**

Michael Garcia, Vice Chairperson
4054 Willows Road Diegueno
Alpine, CA, 91901
Phone: (619) 933 - 2200
Fax: (619) 445-9126
michaelg@leaningrock.net

**Gabrielino Tongva Indians of
California Tribal Council**

Christina Conley, Cultural
Resource Administrator
P.O. Box 941078 Gabrielino
Simi Valley, CA, 93094
Phone: (626) 407 - 8761
christina.marsden@alumni.usc.edu

**Ewiiapaayp Band of Kumeyaay
Indians**

Robert Pinto, Chairperson
4054 Willows Road Diegueno
Alpine, CA, 91901
Phone: (619) 368 - 4382
Fax: (619) 445-9126
ceo@ebki-nsn.gov

Gabrielino-Tongva Tribe

Charles Alvarez, Chairperson
23454 Vanowen Street Gabrielino
West Hills, CA, 91307
Phone: (310) 403 - 6048
Chavez1956metro@gmail.com

**Gabrieleno Band of Mission
Indians - Kizh Nation**

Andrew Salas, Chairperson
P.O. Box 393 Gabrieleno
Covina, CA, 91723
Phone: (844) 390 - 0787
admin@gabrielenoindians.org

Gabrielino-Tongva Tribe

Sam Dunlap, Cultural Resource
Director
P.O. Box 3919 Gabrielino
Seal Beach, CA, 90740
Phone: (909) 262 - 9351
tongvatcr@gmail.com

**Gabrieleno/Tongva San Gabriel
Band of Mission Indians**

Anthony Morales, Chairperson
P.O. Box 693 Gabrieleno
San Gabriel, CA, 91778
Phone: (626) 483 - 3564
Fax: (626) 286-1262
GTTribalcouncil@aol.com

**Juaneno Band of Mission
Indians Acjachemen Nation -
Belardes**

Joyce Perry, Cultural Resource
Director
4955 Paseo Segovia Juaneno
Irvine, CA, 92603
Phone: (949) 293 - 8522
kaamalam@gmail.com

Gabrielino /Tongva Nation

Sandonne Goad, Chairperson
106 1/2 Judge John Aiso St., Gabrielino
#231
Los Angeles, CA, 90012
Phone: (951) 807 - 0479
sgoad@gabrielino-tongva.com

**Juaneno Band of Mission
Indians Acjachemen Nation 84A**

Heidi Lucero, Chairperson, THPO
31411-A La Matanza Street Juaneno
San Juan Capistrano, CA, 92675
Phone: (562) 879 - 2884
jbmian.chairwoman@gmail.com

This list is current only as of the date of this document. Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and section 5097.98 of the Public Resources Code.

This list is only applicable for consultation with Native American tribes under Public Resources Code Sections 21080.3.1 for the proposed Walker Street Digital Billboard Project, Orange County.

**Native American Heritage Commission
Tribal Consultation List
Orange County
6/5/2023**

**La Posta Band of Diegueno
Mission Indians**

Gwendolyn Parada, Chairperson
8 Crestwood Road Diegueno
Boulevard, CA, 91905
Phone: (619) 478 - 2113
Fax: (619) 478-2125
LP13boots@aol.com

Pala Band of Mission Indians

Alexis Wallick, Assistant THPO
PMB 50, 35008 Pala Temecula Road Cupeno
Pala, CA, 92059 Luiseno
Phone: (760) 891 - 3537
awallick@palatribe.com

**La Posta Band of Diegueno
Mission Indians**

Javaughn Miller, Tribal Administrator
8 Crestwood Road Diegueno
Boulevard, CA, 91905
Phone: (619) 478 - 2113
Fax: (619) 478-2125
jmiller@LPtribe.net

**Santa Rosa Band of Cahuilla
Indians**

Lovina Redner, Tribal Chair
P.O. Box 391820 Cahuilla
Anza, CA, 92539
Phone: (951) 659 - 2700
Fax: (951) 659-2228
lsaul@santarosa-nsn.gov

**Manzanita Band of Kumeyaay
Nation**

Angela Elliott Santos, Chairperson
P.O. Box 1302 Diegueno
Boulevard, CA, 91905
Phone: (619) 766 - 4930
Fax: (619) 766-4957

**Soboba Band of Luiseno
Indians**

Joseph Ontiveros, Cultural Resource Department
P.O. BOX 487 Cahuilla
San Jacinto, CA, 92581 Luiseno
Phone: (951) 663 - 5279
Fax: (951) 654-4198
jontiveros@soboba-nsn.gov

**Mesa Grande Band of Diegueno
Mission Indians**

Michael Linton, Chairperson
P.O Box 270 Diegueno
Santa Ysabel, CA, 92070
Phone: (760) 782 - 3818
Fax: (760) 782-9092
mesagrandeband@msn.com

**Soboba Band of Luiseno
Indians**

Isaiah Vivanco, Chairperson
P. O. Box 487 Cahuilla
San Jacinto, CA, 92581 Luiseno
Phone: (951) 654 - 5544
Fax: (951) 654-4198
ivivanco@soboba-nsn.gov

Pala Band of Mission Indians

Shasta Gaughen, Tribal Historic Preservation Officer
PMB 50, 35008 Pala Temecula Road Cupeno
Pala, CA, 92059 Luiseno
Phone: (760) 891 - 3515
Fax: (760) 742-3189
sgaughen@palatribe.com

This list is current only as of the date of this document. Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and section 5097.98 of the Public Resources Code.

This list is only applicable for consultation with Native American tribes under Public Resources Code Sections 21080.3.1 for the proposed Walker Street Digital Billboard Project, Orange County.



June 16, 2023

Certified Mail

Pala Band of Mission Indians
Alexis Wallick, Assistant THPO
PMB 50, 35008 Pala Temecula Road
Pala, CA, 92059

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Assistant Tribal Historic Preservation Officer Wallick:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

Below please find a description of the proposed project and the names of our project point of contact, pursuant to PRC §21080.3.1 (d). Enclosed is a map showing the project location. The Project proposes Conditional Use Permit No. 390, and Precise Plan No. 288 for the development and operation of a new digital display sign at 6951 Walker Street, La Palma, CA 90623. The above entitlements would allow the development and operation of one dual-sided digital display billboard at a height not to exceed fifty-five (55) feet above the finished grade of the adjacent State Route 91 freeway to the bottom of the digital display billboard, and an overall height of ninety-two (92) feet above the finished grade adjacent to the base of the supporting pole to the top of the digital display.

The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

The City and MIG staff understand that Tribal information submitted to our agency shall be kept confidential (PRC §21082.3(c)(l)). The purpose of AB52 consultation is to obtain Tribal expertise on the subject project area (PRC §21080.3.l(a)) via Tribal submittal of comments, information and/or project design measures.

According to the State of California Governor's Office of Planning and Research's Tribal Consultation Guidelines (November 2005) the consultation process shall be considered concluded when either: 1) the parties to the consultation come to a mutual agreement concerning the appropriate measures for preservation or mitigation; or 2) either the local government or tribe, acting in good faith and after reasonable effort, concludes that mutual agreement cannot be reached concerning appropriate measures of preservation or mitigation.

Included for your information is a brief description of the proposed project and location (figure enclosed), and lead agency contact person pursuant to PRC §21080.3.l(d).

Brief Description of the Proposed Project and Location:

A billboard developer, OUTFRONT FOSTER INTERSTATE, LLC has submitted an entitlement application to the City of La Palma for the development of a new state-of-the-art two-sided digital display billboard on private property located at 6591 Walker Street, La Palma, CA 90623 (APN 276-071-11). The property is adjacent to State Route 91 and located within the City's Freeway Overlay (FO). Enclosed is a proposed plan elevation of the billboard for your reference depicting the project and a site plan depicting its location.

Pursuant to PRC §21080.3.1 (b), the Tribe has 30 days from the receipt of this letter to request consultation, in writing, with the City.

Contact: If you have CEQA questions or concerns, please contact the City Environmental Consultant Senior Analyst Cameron Hile of MIG at 951-787-9222 extension 8180 / cameronh@mig.com. I may be reached by at 714-690-3336 / shutter@cityoflapalma.org.

Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Gabrieleno Band of Mission Indians
Kizh Nation
Andrew Salas, Chairperson
P.O. Box 393
Covina, CA, 91723

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Salas:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

Below please find a description of the proposed project and the names of our project point of contact, pursuant to PRC §21080.3.1 (d). Enclosed is a map showing the project location. The Project proposes Conditional Use Permit No. 390, and Precise Plan No. 288 for the development and operation of a new digital display sign at 6951 Walker Street, La Palma, CA 90623. The above entitlements would allow the development and operation of one dual-sided digital display billboard at a height not to exceed fifty-five (55) feet above the finished grade of the adjacent State Route 91 freeway to the bottom of the digital display billboard, and an overall height of ninety-two (92) feet above the finished grade adjacent to the base of the supporting pole to the top of the digital display.

The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

The City and MIG staff understand that Tribal information submitted to our agency shall be kept confidential (PRC §21082.3(c)(l)). The purpose of AB52 consultation is to obtain Tribal expertise on the subject project area (PRC §21080.3.l(a)) via Tribal submittal of comments, information and/or project design measures.

According to the State of California Governor's Office of Planning and Research's Tribal Consultation Guidelines (November 2005) the consultation process shall be considered concluded when either: 1) the parties to the consultation come to a mutual agreement concerning the appropriate measures for preservation or mitigation; or 2) either the local government or tribe, acting in good faith and after reasonable effort, concludes that mutual agreement cannot be reached concerning appropriate measures of preservation or mitigation.

Included for your information is a brief description of the proposed project and location (figure enclosed), and lead agency contact person pursuant to PRC §21080.3.l(d).

Brief Description of the Proposed Project and Location:

A billboard developer, OUTFRONT FOSTER INTERSTATE, LLC has submitted an entitlement application to the City of La Palma for the development of a new state-of-the-art two-sided digital display billboard on private property located at 6591 Walker Street, La Palma, CA 90623 (APN 276-071-11). The property is adjacent to State Route 91 and located within the City's Freeway Overlay (FO). Enclosed is a proposed plan elevation of the billboard for your reference depicting the project and a site plan depicting its location.

Pursuant to PRC §21080.3.1 (b), the Tribe has 30 days from the receipt of this letter to request consultation, in writing, with the City.

Contact: If you have CEQA questions or concerns, please contact the City Environmental Consultant Senior Analyst Cameron Hile of MIG at 951-787-9222 extension 8180 / cameronh@mig.com. I may be reached by at 714-690-3336 / shutter@cityoflapalma.org.

Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Manzanita Band of Kumeyaay Nation
Angela Elliott Santos, Chairperson
P.O. Box 1302
Boulevard, CA, 91905

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Santos:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

Below please find a description of the proposed project and the names of our project point of contact, pursuant to PRC §21080.3.1 (d). Enclosed is a map showing the project location. The Project proposes Conditional Use Permit No. 390, and Precise Plan No. 288 for the development and operation of a new digital display sign at 6951 Walker Street, La Palma, CA 90623. The above entitlements would allow the development and operation of one dual-sided digital display billboard at a height not to exceed fifty-five (55) feet above the finished grade of the adjacent State Route 91 freeway to the bottom of the digital display billboard, and an overall height of ninety-two (92) feet above the finished grade adjacent to the base of the supporting pole to the top of the digital display.

The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

The City and MIG staff understand that Tribal information submitted to our agency shall be kept confidential (PRC §21082.3(c)(l)). The purpose of AB52 consultation is to obtain Tribal expertise on the subject project area (PRC §21080.3.l(a)) via Tribal submittal of comments, information and/or project design measures.

According to the State of California Governor's Office of Planning and Research's Tribal Consultation Guidelines (November 2005) the consultation process shall be considered concluded when either: 1) the parties to the consultation come to a mutual agreement concerning the appropriate measures for preservation or mitigation; or 2) either the local government or tribe, acting in good faith and after reasonable effort, concludes that mutual agreement cannot be reached concerning appropriate measures of preservation or mitigation.

Included for your information is a brief description of the proposed project and location (figure enclosed), and lead agency contact person pursuant to PRC §21080.3.l(d).

Brief Description of the Proposed Project and Location:

A billboard developer, OUTFRONT FOSTER INTERSTATE, LLC has submitted an entitlement application to the City of La Palma for the development of a new state-of-the-art two-sided digital display billboard on private property located at 6591 Walker Street, La Palma, CA 90623 (APN 276-071-11). The property is adjacent to State Route 91 and located within the City's Freeway Overlay (FO). Enclosed is a proposed plan elevation of the billboard for your reference depicting the project and a site plan depicting its location.

Pursuant to PRC §21080.3.1 (b), the Tribe has 30 days from the receipt of this letter to request consultation, in writing, with the City.

Contact: If you have CEQA questions or concerns, please contact the City Environmental Consultant Senior Analyst Cameron Hile of MIG at 951-787-9222 extension 8180 / cameronh@mig.com. I may be reached by at 714-690-3336 / shutter@cityoflapalma.org.

Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Gabrieleno/Tongva San Gabriel
Band of Mission Indians
Anthony Morales, Chairperson
P.O. Box 693
San Gabriel, CA, 91778

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Morales:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

Below please find a description of the proposed project and the names of our project point of contact, pursuant to PRC §21080.3.1 (d). Enclosed is a map showing the project location. The Project proposes Conditional Use Permit No. 390, and Precise Plan No. 288 for the development and operation of a new digital display sign at 6951 Walker Street, La Palma, CA 90623. The above entitlements would allow the development and operation of one dual-sided digital display billboard at a height not to exceed fifty-five (55) feet above the finished grade of the adjacent State Route 91 freeway to the bottom of the digital display billboard, and an overall height of ninety-two (92) feet above the finished grade adjacent to the base of the supporting pole to the top of the digital display.

The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

The City and MIG staff understand that Tribal information submitted to our agency shall be kept confidential (PRC §21082.3(c)(l)). The purpose of AB52 consultation is to obtain Tribal expertise on the subject project area (PRC §21080.3.l(a)) via Tribal submittal of comments, information and/or project design measures.

According to the State of California Governor's Office of Planning and Research's Tribal Consultation Guidelines (November 2005) the consultation process shall be considered concluded when either: 1) the parties to the consultation come to a mutual agreement concerning the appropriate measures for preservation or mitigation; or 2) either the local government or tribe, acting in good faith and after reasonable effort, concludes that mutual agreement cannot be reached concerning appropriate measures of preservation or mitigation.

Included for your information is a brief description of the proposed project and location (figure enclosed), and lead agency contact person pursuant to PRC §21080.3.l(d).

Brief Description of the Proposed Project and Location:

A billboard developer, OUTFRONT FOSTER INTERSTATE, LLC has submitted an entitlement application to the City of La Palma for the development of a new state-of-the-art two-sided digital display billboard on private property located at 6591 Walker Street, La Palma, CA 90623 (APN 276-071-11). The property is adjacent to State Route 91 and located within the City's Freeway Overlay (FO). Enclosed is a proposed plan elevation of the billboard for your reference depicting the project and a site plan depicting its location.

Pursuant to PRC §21080.3.1 (b), the Tribe has 30 days from the receipt of this letter to request consultation, in writing, with the City.

Contact: If you have CEQA questions or concerns, please contact the City Environmental Consultant Senior Analyst Cameron Hile of MIG at 951-787-9222 extension 8180 / cameronh@mig.com. I may be reached by at 714-690-3336 / shutter@cityoflapalma.org.

Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Gabrielino-Tongva Tribe
Charles Alvarez, Chairperson
23454 Vanowen Street
West Hills, CA, 91307

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Alvarez:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

Below please find a description of the proposed project and the names of our project point of contact, pursuant to PRC §21080.3.1 (d). Enclosed is a map showing the project location. The Project proposes Conditional Use Permit No. 390, and Precise Plan No. 288 for the development and operation of a new digital display sign at 6951 Walker Street, La Palma, CA 90623. The above entitlements would allow the development and operation of one dual-sided digital display billboard at a height not to exceed fifty-five (55) feet above the finished grade of the adjacent State Route 91 freeway to the bottom of the digital display billboard, and an overall height of ninety-two (92) feet above the finished grade adjacent to the base of the supporting pole to the top of the digital display.

The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

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Included for your information is a brief description of the proposed project and location (figure enclosed), and lead agency contact person pursuant to PRC §21080.3.l(d).

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Gabrielino Tongva Indians of
California Tribal Council
Christina Conley, Cultural
Resource Administrator
P.O. Box 941078
Simi Valley, CA, 93094

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Cultural Resource Administrator Conley:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

Below please find a description of the proposed project and the names of our project point of contact, pursuant to PRC §21080.3.1 (d). Enclosed is a map showing the project location. The Project proposes Conditional Use Permit No. 390, and Precise Plan No. 288 for the development and operation of a new digital display sign at 6951 Walker Street, La Palma, CA 90623. The above entitlements would allow the development and operation of one dual-sided digital display billboard at a height not to exceed fifty-five (55) feet above the finished grade of the adjacent State Route 91 freeway to the bottom of the digital display billboard, and an overall height of ninety-two (92) feet above the finished grade adjacent to the base of the supporting pole to the top of the digital display.

The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
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Included for your information is a brief description of the proposed project and location (figure enclosed), and lead agency contact person pursuant to PRC §21080.3.l(d).

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Pursuant to PRC §21080.3.1 (b), the Tribe has 30 days from the receipt of this letter to request consultation, in writing, with the City.

Contact: If you have CEQA questions or concerns, please contact the City Environmental Consultant Senior Analyst Cameron Hile of MIG at 951-787-9222 extension 8180 / cameronh@mig.com. I may be reached by at 714-690-3336 / shutter@cityoflapalma.org.

Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

La Posta Band of Diegueno
Mission Indians
Gwendolyn Parada, Chairperson
8 Crestwood Road
Boulevard, CA, 91905

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Parada:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

Below please find a description of the proposed project and the names of our project point of contact, pursuant to PRC §21080.3.1 (d). Enclosed is a map showing the project location. The Project proposes Conditional Use Permit No. 390, and Precise Plan No. 288 for the development and operation of a new digital display sign at 6951 Walker Street, La Palma, CA 90623. The above entitlements would allow the development and operation of one dual-sided digital display billboard at a height not to exceed fifty-five (55) feet above the finished grade of the adjacent State Route 91 freeway to the bottom of the digital display billboard, and an overall height of ninety-two (92) feet above the finished grade adjacent to the base of the supporting pole to the top of the digital display.

The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Juaneno Band of Mission
Indians Acjachemen Nation 84A
Heidi Lucero, Chairperson, THPO
31411-A La Matanza Street
San Juan Capistrano, CA, 92675

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Lucero:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Soboba Band of Luiseno Indians
Isaiah Vivanco, Chairperson
P. O. Box 487
San Jacinto, CA, 92581

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Vivanco:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

La Posta Band of Diegueno
Mission Indians
Javaughn Miller, Tribal Administrator
8 Crestwood Road
Boulevard, CA, 91905

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Tribal Administrator Miller:

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Soboba Band of Luiseno Indians
Joseph Ontiveros, Cultural Resource Department
P.O. BOX 487
San Jacinto, CA, 92581

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Tribal Historic Preservation Officer Ontiveros:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

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Contact: If you have CEQA questions or concerns, please contact the City Environmental Consultant Senior Analyst Cameron Hile of MIG at 951-787-9222 extension 8180 / cameronh@mig.com. I may be reached by at 714-690-3336 / shutter@cityoflapalma.org.

Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Juaneno Band of Mission Indians
Acjachemen Nation - Belardes
Joyce Perry, Cultural Resource Director
4955 Paseo Segovia
Irvine, CA, 92603

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Cultural Resource Director Perry:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

Below please find a description of the proposed project and the names of our project point of contact, pursuant to PRC §21080.3.1 (d). Enclosed is a map showing the project location. The Project proposes Conditional Use Permit No. 390, and Precise Plan No. 288 for the development and operation of a new digital display sign at 6951 Walker Street, La Palma, CA 90623. The above entitlements would allow the development and operation of one dual-sided digital display billboard at a height not to exceed fifty-five (55) feet above the finished grade of the adjacent State Route 91 freeway to the bottom of the digital display billboard, and an overall height of ninety-two (92) feet above the finished grade adjacent to the base of the supporting pole to the top of the digital display.

The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

The City and MIG staff understand that Tribal information submitted to our agency shall be kept confidential (PRC §21082.3(c)(l)). The purpose of AB52 consultation is to obtain Tribal expertise on the subject project area (PRC §21080.3.l(a)) via Tribal submittal of comments, information and/or project design measures.

According to the State of California Governor's Office of Planning and Research's Tribal Consultation Guidelines (November 2005) the consultation process shall be considered concluded when either: 1) the parties to the consultation come to a mutual agreement concerning the appropriate measures for preservation or mitigation; or 2) either the local government or tribe, acting in good faith and after reasonable effort, concludes that mutual agreement cannot be reached concerning appropriate measures of preservation or mitigation.

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Santa Rosa Band of Cahuilla Indians
Lovina Redner, Tribal Chair
P.O. Box 391820
Anza, CA, 92539

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Tribal Chair Redner:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

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www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Ewiiapaayp Band of Kumeyaay Indians
Michael Garcia, Vice Chairperson
4054 Willows Road
Alpine, CA, 91901

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Vice Chairperson Garcia:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

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The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

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Included for your information is a brief description of the proposed project and location (figure enclosed), and lead agency contact person pursuant to PRC §21080.3.l(d).

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Mesa Grande Band of Diegueno
Mission Indians
Michael Linton, Chairperson
P.O Box 270
Santa Ysabel, CA, 92070

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Linton:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

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The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Campo Band of Diegueno
Mission Indians
Ralph Goff, Chairperson
36190 Church Road, Suite 1
Campo, CA, 91906

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Goff:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

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www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Gabrielino Tongva Indians of
California Tribal Council
Robert Dorame, Chairperson
P.O. Box 490
Bellflower, CA, 90707

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Dorame:

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Ewiiapaayp Band of Kumeyaay Indians
Robert Pinto, Chairperson
4054 Willows Road
Alpine, CA, 91901

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Pinto:

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www.cityoflapalma.org

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7822 Walker Street
La Palma, CA 90623-1771

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Gabrielino-Tongva Tribe
Sam Dunlap, Cultural Resource Director
P.O. Box 3919
Seal Beach, CA, 90740

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Cultural Resource Director Dunlap:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

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714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

The City and MIG staff understand that Tribal information submitted to our agency shall be kept confidential (PRC §21082.3(c)(l)). The purpose of AB52 consultation is to obtain Tribal expertise on the subject project area (PRC §21080.3.l(a)) via Tribal submittal of comments, information and/or project design measures.

According to the State of California Governor's Office of Planning and Research's Tribal Consultation Guidelines (November 2005) the consultation process shall be considered concluded when either: 1) the parties to the consultation come to a mutual agreement concerning the appropriate measures for preservation or mitigation; or 2) either the local government or tribe, acting in good faith and after reasonable effort, concludes that mutual agreement cannot be reached concerning appropriate measures of preservation or mitigation.

Included for your information is a brief description of the proposed project and location (figure enclosed), and lead agency contact person pursuant to PRC §21080.3.l(d).

Brief Description of the Proposed Project and Location:

A billboard developer, OUTFRONT FOSTER INTERSTATE, LLC has submitted an entitlement application to the City of La Palma for the development of a new state-of-the-art two-sided digital display billboard on private property located at 6591 Walker Street, La Palma, CA 90623 (APN 276-071-11). The property is adjacent to State Route 91 and located within the City's Freeway Overlay (FO). Enclosed is a proposed plan elevation of the billboard for your reference depicting the project and a site plan depicting its location.

Pursuant to PRC §21080.3.1 (b), the Tribe has 30 days from the receipt of this letter to request consultation, in writing, with the City.

Contact: If you have CEQA questions or concerns, please contact the City Environmental Consultant Senior Analyst Cameron Hile of MIG at 951-787-9222 extension 8180 / cameronh@mig.com. I may be reached by at 714-690-3336 / shutter@cityoflapalma.org.

Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Gabrielino /Tongva Nation
Sandonne Goad, Chairperson
106 1/2 Judge John Aiso St., #231
Los Angeles, CA, 90012

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Chairperson Goad:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

Below please find a description of the proposed project and the names of our project point of contact, pursuant to PRC §21080.3.1 (d). Enclosed is a map showing the project location. The Project proposes Conditional Use Permit No. 390, and Precise Plan No. 288 for the development and operation of a new digital display sign at 6951 Walker Street, La Palma, CA 90623. The above entitlements would allow the development and operation of one dual-sided digital display billboard at a height not to exceed fifty-five (55) feet above the finished grade of the adjacent State Route 91 freeway to the bottom of the digital display billboard, and an overall height of ninety-two (92) feet above the finished grade adjacent to the base of the supporting pole to the top of the digital display.

The City has retained the serviced of the consultant firm MIG to complete the environmental review for the proposed Walker Street Digital Billboard Project. The City and MIG staff are available to meet with you at your earliest convenience do discuss the proposed project and AB52 compliance. Please respond within 30 days if you would like to consult on this project.

www.cityoflapalma.org

PHONE
714 690 3300

7822 Walker Street
La Palma, CA 90623-1771

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Very truly yours,



Scott A. Hutter
Planning Manager
Community Development Department

Enclosure: Project Location Map

cc: MIG, Inc.
Outfront Foster Interstate, LLC.
City Attorney



June 16, 2023

Certified Mail

Pala Band of Mission Indians
Shasta Gaughen, Tribal Historic Preservation Officer
PMB 50, 35008 Pala Temecula Road
Pala, CA, 92059

SUBJECT: Walker Street Digital Billboard Project Formal Notification of Assembly Bill (AB) 52 Consultation Regarding Tribal Cultural Resources under the California Environmental Quality Act (CEQA) Public Resources Code (PRC) §21080.3.1: AB 52

Dear Tribal Historic Preservation Officer Gaughen:

The City of La Palma Community Development Department is processing entitlement permits for a new digital display billboard and is conducting AB52 consultation with Native American tribes in compliance with AB 52. The Native American Heritage Commission has indicated that your Tribe may have traditional lands or cultural places within the area affected by this project. The purpose of this letter is to invite you to submit any questions, comments, or request for consultation pertaining to the entitlements for the digital display billboard project. We would appreciate hearing from you as soon as possible, **but no later than July 17, 2023**, as provided by State law.

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Very truly yours,



Scott A. Hutter
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