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Secretary for
Environmental Protection



Department of Toxic Substances Control

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Gavin Newsom
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SENT VIA ELECTRONIC MAIL

November 17, 2023

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Governor's Office of Planning & Research

Nov 17 2023

STATE CLEARINGHOUSE

RE: REQUEST FOR EARLY CONSULTATION FOR THE PLN2023-0124-ASPIRANET
PROJECT DATED NOVEMBER 14, 2023 STATE CLEARINGHOUSE NUMBER
[2023110367](#)

Dear Emily DeAnda,

The Department of Toxic Substances Control (DTSC) received a Request for Early Consultation for the PLN2023-0124 Aspiranet project. The proposed project requests the General Plan to be amended and a zoning designation of a 10 plus acre parcel from Agricultural and Planned Development to Planned Development. This will allow the expansion of the Excell Center residential treatment facility for boys. The project proposes the construction of additional building space consisting of the following: a crisis services facility for youth; a receiving center; a wellness center and outpatient services building; an intake and administrative services building; a recreational center and kitchen; an additional service building; and a golf cart shed. In addition to the

proposed buildings, the applicant proposes to develop three new parking lots and restripe an existing parking lot for a total of 135 parking stalls on-site, renovate an existing dwelling to become an extension of the wellness center, demolish two existing swimming pools and replace them with one lap pool, and install landscaping throughout the site to provide outdoor quiet areas for the youth.

The current project site contains the following structures which are proposed to be demolished under this request: a gymnasium, a maintenance shop, a pool cabana, and a modular admin building. After reviewing the project, DTSC recommends and requests consideration of the following comment:

1. If buildings or other structures are to be demolished on any project sites included in the proposed project, surveys should be conducted for the presence of lead-based paints or products, mercury, asbestos containing materials, and polychlorinated biphenyl caulk. Removal, demolition, and disposal of any of the above-mentioned chemicals should be conducted in compliance with California environmental regulations and policies. In addition, sampling near current and/or former buildings should be conducted in accordance with DTSC's 2006 [*Interim Guidance Evaluation of School Sites with Potential Contamination from Lead Based Paint, Termiticides, and Electrical Transformers.*](#)
2. If any projects initiated as part of the proposed project require the importation of soil to fill any excavated areas, proper sampling should be conducted to ensure that the imported soil is free of contamination. DTSC recommends the imported materials be characterized according to [*DTSC's 2001 Information Advisory Clean Imported Fill Material*](#) webpage.

DTSC appreciates the opportunity to comment on the PLN2023-0124 – Aspiranet project. If you have any questions or concerns, simply respond to this [email](#) for guidance.

Emily DeAnda
November 17, 2023
Page 3

Sincerely,

Dave Kereazis

Dave Kereazis
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cc: (via email)

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