



*Yana Garcia*  
Secretary for  
Environmental Protection



## Department of Toxic Substances Control

Meredith Williams, Ph.D., Director  
8800 Cal Center Drive  
Sacramento, California 95826-3200



*Gavin Newsom*  
Governor

### SENT VIA ELECTRONIC MAIL

March 21, 2024

Kristi Marian

Senior Director of Planning, Design & Sustainability

The Board of Trustees of the California State University; California State University,  
Stanislaus

401 Golden Shore

Long Beach, CA 90802-4210

[kmarian@csustan.edu](mailto:kmarian@csustan.edu)



RE: NOTICE OF PREPARATION (NOP) OF A DRAFT ENVIRONMENTAL IMPACT REPORT (DEIR) FOR THE CALIFORNIA STATE UNIVERSITY, STANISLAUS STOCKTON CENTER PROPOSED MASTER PLAN DATED MARCH 5, 2024 STATE CLEARINGHOUSE #[2024030132](#)

Dear Kristi Marian,

The Department of Toxic Substances Control (DTSC) received a NOP of a DEIR for the California State University, Stanislaus Stockton Center Proposed Master Plan. The proposed Master Plan covers the following components: renovation and new construction, development phasing of landscape and open space, and mobility, circulation, parking; utilities and infrastructure. The following buildings located at University Park are candidates for renovation: the two Acacia Court façade structures, Acacia North, and Acacia East, located on Magnolia Street and North Grant Street and the Oak building located on North Grant Street. The proposed Master Plan also includes construction of six new buildings. Based on our project review, we request consideration of the following comments:

1. The proposed Project encompasses multiple active and nonactive mitigation and clean-up sites where DTSC has conducted oversight that may be impacted as a result of this Project. This may restrict what construction activities are permissible in the proposed Project areas in order to avoid any impacts to human health and the environment.
2. The Project and future CEQA documents should acknowledge the potential for historic or future activities on or near the Project site to result in the release of hazardous wastes/substances on the Project site. In instances in which releases have occurred or may occur, further studies should be carried out to delineate the nature and extent of the contamination, and the potential threat to public health and/or the environment should be evaluated.
3. 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 Update to June 2006 Phase I Addendum Guidance](#).
4. DTSC recommends that all imported soil and fill material should be tested to ensure any contaminants of concern are within approved screening levels for the intended land use. To minimize the possibility of introducing contaminated soil and fill material there should be documentation of the origins of the soil or fill material and, if applicable, sampling be conducted to ensure that the imported soil and fill material meets screening levels for the intended land use. The soil sampling should include analysis based on the source of the fill and knowledge of the prior land use.

DTSC believes the City of Stockton must address these comments to determine if any significant impacts under the California Environmental Quality Act (CEQA) will occur and, if necessary, avoid significant impacts under CEQA. DTSC recommends the department connect with our unit if any hazardous waste projects managed or overseen by DTSC are discovered. Please refer to the [City of Stockton EnviroStor Map](#) for additional information about the areas of potential contamination

DTSC appreciates the opportunity to comment on the NOP of a DEIR for the California State University, Stanislaus Stockton Center Proposed Master Plan. Thank you for your assistance in protecting California's people and environment from the harmful effects of toxic substances. If you have any questions or would like any clarification on DTSC's comments, please respond to this letter or via [email](#) for additional guidance.

Sincerely,



Tamara Purvis  
Associate Environmental Planner  
HWMP - Permitting Division – CEQA Unit  
Department of Toxic Substances Control  
[Tamara.Purvis@dtsc.ca.gov](mailto:Tamara.Purvis@dtsc.ca.gov)

Kristi Marian  
March 21, 2024  
Page 4

cc: (via email)

Governor's Office of Planning and Research  
State Clearinghouse

[State.Clearinghouse@opr.ca.gov](mailto:State.Clearinghouse@opr.ca.gov)

Dave Kereazis

Associate Environmental Planner

HWMP – Permitting Division - CEQA Unit

Department of Toxic Substances Control

[Dave.Kereazis@dtsc.ca.gov](mailto:Dave.Kereazis@dtsc.ca.gov)

Scott Wiley

Associate Governmental Program Analyst

HWMP – Permitting Division - CEQA Unit

Department of Toxic Substances Control

[Scott.Wiley@dtsc.ca.gov](mailto:Scott.Wiley@dtsc.ca.gov)