

# Notice of Determination

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To:   X   Office of Planning and Research  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

From: Community Development Department  
Planning and Permitting Division  
City of Lancaster 44933  
Fern Avenue  
Lancaster, CA 93534

  X   County Clerk  
County of Los Angeles  
Environmental Filings 12400  
E. Imperial Hwy. Norwalk,  
CA 90650

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(Date received for filing)

**Subject: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.**

Site Plan Review No. 23-014

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## Project Title

SCH#2024091087	Kendall Brekke	(661) 723-6109
State Clearinghouse Number (If Submitted to Clearinghouse)	Lead Agency Contact Person	Area Code/Telephone/Extension

**Project Location – General:** City of Lancaster, County of Los Angeles, State of California

**Project Location – Specific:** ±4.33 acres located on 8<sup>th</sup> Street West, north of Avenue L-6 (Assessor’s Parcel Numbers: 3125-009-089 and -104) in the City of Lancaster, Los Angeles County, CA

**Project Applicant:** Synergy Consulting (Jessica Haughton)

**Project Description:** The proposed project consists of the construction and operation of an industrial/warehouse facility on approximately 4.33 acres on 8th Street West, north of Avenue L-6. The facility would be comprised of one 92,528 square-foot building and associated onsite improvements, to be occupied by industrial uses with office space. Landscaping would be provided throughout the project site, including in the parking lot.

Access to the project site would be provided by one driveway on the west side of the project site at 8th Street West. Parking would be provided on the south and north sides of the proposed building, and would include a total of 93 parking stalls and 16 truck bays. Van, electric vehicle, and accessible parking would be included in this parking total.

This is to advise that the City of Lancaster (i.e., Lead Agency) has approved the above-described project on **January 22, 2025**, and has made the following determinations regarding the above-described project:

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1. The project will not have a significant effect on the environment.
2. A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of the approval of the project.
4. A Statement of Overriding Considerations was not adopted for this project.
5. Findings were made pursuant to the provisions of CEQA.

This is to certify that the initial study is available to the General Public at Lancaster City Hall, Community Development Department, Planning and Permitting Division, 44933 North Fern Avenue, Lancaster, California.



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Kendall Brekke

Senior Planner

Title

January 23, 2025

Date