

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Fashion Square at Del Amo Project

Lead Agency: City of Torrance

Contact Name: Leo Oorts, Planning Manager

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Phone Number: (310) 618-5990

Project Location: Torrance
City

Los Angeles
County

Project Description (Proposed actions, location, and/or consequences).

The proposed project would include the construction of a residential development comprising approximately 260 residential condominium units and associated community amenities, on a 16.37-acre site at the northwest corner of West Carson Street and Madrona Avenue (project site) in the City of Torrance (City). The project site is currently developed with two structures, a restaurant and commercial space, and is located adjacent to the Del Amo Fashion Center. The proposed project would require several authorizations from the City of Torrance, including a Conditional Use Permit (CUP), to allow the proposed residential uses as a mixed-use project.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The proposed project would potentially have significant impacts to biological resources, tribal cultural resources, paleontological resources, cultural resources, noise impacts, and water quality.

However, any potentially significant impacts would be reduced to less than significant with the implementation of Regulatory Compliance Measures (RCM) 4-1 for Bio, Mitigation Measure (MM) CUL-1 and RCM CUL-1 for Cultural and Tribal Cultural Resources, RCM GEO-1 and MMs PALEO 1a thru 1c for paleontological resources, RCMs WQ-1 thru WQ-4 for Water Quality, and RCMs NOI-1 and NOI-2 for Noise.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

There are no areas of controversy known to the Lead Agency regarding the proposed project. The Draft IS/MND will be released for a 20-day public circulation period from 10/9/2024 to 10/29/2024. During this time, feedback from stakeholder agencies and the public will be gathered regarding any questions related to the environmental analysis presented in the Draft IS/MND. A public hearing will also be held in order to capture any comments or concerns from the public regarding the proposed Project. Any areas of controversy regarding the environmental analysis presented in the Draft IS/MND will be adequately addressed and formally addressed in the project's Final IS/MND once it is prepared.

Provide a list of the responsible or trustee agencies for the project.

California Department of Fish and Wildlife - Region 5
Regional Water Quality Control Board - Region 4
U.S. Army Corps of Engineers
U.S. Fish and Wildlife Service