



Yana Garcia
Secretary for
Environmental Protection



Department of Toxic Substances Control

Katherine M. Butler, MPH, Director
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Gavin Newsom
Governor

SENT VIA ELECTRONIC MAIL

October 30, 2024

Elijio Sandoval
Planner III
City of Long Beach
411 W. Ocean Blvd., 3rd Floor
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RE: NOTICE OF PREPARATION OF A DRAFT ENVIRONMENTAL IMPACT REPORT
FOR THE 3401 CERRITOS PROJECT DATED OCTOBER 22, 2024, STATE
CLEARINGHOUSE NUMBER [2024100979](#)

Dear Elijio Sandoval,

The Department of Toxic Substances Control (DTSC) received a Notice of Preparation (NOP) of Draft Environmental Impact Report (DEIR) for the 3401 Cerritos Project (Project). The proposed Project includes the construction of an approximately 73,787 square foot apartment complex with a total of 73 dwelling units. A parking garage will provide up to 103 residential parking spaces, 15 long-term bicycle parking spaces, a trash/recycle room, an organics room, a moving/trash pick-up/loading zone, an electrical room, and residential storage. The Project will include a gross floor area of up to 73,787 square feet and include a total of 8,080 square feet of outdoor open space, 300 square feet of private open space, and 1,616 square feet of outdoor planting space. DTSC recommends and requests consideration of the following comments:

1. DTSC recommends that all imported soil and fill material should be tested to assess any contaminants of concern meet screening levels as outlined in [DTSC's Preliminary Endangerment Assessment \(PEA\) Guidance Manual](#).

Additionally, DTSC advises referencing the [DTSC Information Advisory Clean Imported Fill Material Fact Sheet](#) if importing fill is necessary. 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 are suitable 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. Additional information can be found by visiting [DTSC's Human and Ecological Risk Office \(HERO\) webpage](#).

2. 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 PEA Guidance Manual](#).

DTSC appreciates the opportunity to comment on the NOP of the DEIR for the 3401 Cerritos Project. 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 clarification on DTSC's comments, please respond to this letter or via [email](#) for additional guidance.

Sincerely,



Dave Kereazis
Associate Environmental Planner
HWMP-Permitting Division – CEQA Unit
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Elijio Sandoval
October 30, 2024
Page 3

cc: (via email)

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