

**DEPARTMENT OF TRANSPORTATION**

DISTRICT 7

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*Making Conservation  
a California Way of Life*

December 1, 2024

Jocelyn Swain, Senior Planner  
City of Lancaster  
44933 Fern Ave  
Lancaster, CA 93534

RE: Tentative Tract Map No. 62664  
(Revised)— Mitigated Negative  
Declaration (MND)  
SCH #2024110249  
GTS #07-LA-2024-04686  
LA-14/PM 64.96

Dear Jocelyn Swain,

Thank you for including the California Department of Transportation (Caltrans) in the environmental review process for the above referenced project. The Lead Agency proposes a subdivision for 30 single family lots in the Semi-Rural Residential (SRR) zone in the City of Lancaster. The Initial Study (IS) has been revised to address impacts to the Joshua tree onsite and some minor updating of other information such as the applicant. No other changes to the adopted initial study have been made. No new mitigation measures, apart from the mitigation measure for the Joshua tree, have been added.

After reviewing the MND, Caltrans has the following comments:

While the IS states that the Project will have no impact on a program, plan, ordinance, or policy addressing the circulation system (which includes bicycle and pedestrian facilities), the IS lacks information describing the Project's role within the City of Lancaster's Master Plan of Complete Streets. There are existing Class II bike facilities on 40th St. West and W. Ave M-8, which are adjacent to the project area. However, the City of Lancaster's Master Plan of Complete Streets states that residents have identified 40th St. West needing complete street elements. With the Project proposing 30 single family lots, Caltrans recommends the following:

- Include sidewalks, active frontage, and street lighting to facilitate pedestrian activity and integrate complete street elements within the project wherever possible. Bike facilities should be extended to all surrounding residential streets to

encourage active transportation within the neighborhoods.

- Provide for a mixture of land use types within the Project's new zoning area to allow for adaptive reuse in the future. This can allow goods, services, and jobs to be created closer to where the project's residents live.
- Reduce the amount of car parking whenever possible, as abundant car parking enables and encourages driving. Research looking at the relationship between land-use, parking, and transportation indicates that the amount of car parking supplied can undermine a project's ability to encourage public transit and active modes of transportation. For any project to better promote public transit and reduce vehicle miles traveled, we recommend the implementation of Transportation Demand Management (TDM) strategies as an alternative to building too much parking.
- Improve connections to existing active transportation and transit infrastructure. This can be done with robust signage, wayfinding, safety improvements, and human scale amenities. Additionally, the most effective methods to reduce pedestrian and bicyclist exposure to vehicles is through physical design and geometrics. These methods include the construction of physically separated facilities such as Class IV bike lanes, wide sidewalks, pedestrian refuge islands, landscaping, street furniture, and reductions in crossing distances through roadway narrowing.

Any transportation of heavy construction equipment and/or materials that requires the use of oversized transport vehicles on State Highways will require a Caltrans transportation permit. Caltrans recommends limiting construction traffic to off-peak periods to minimize the potential impact on State facilities. If construction traffic is expected to cause issues on any State facilities, please submit a construction traffic control plan detailing these issues for Caltrans' review. We look forward to the coordination of our efforts to ensure potential impacts to the highway facilities and traveling public are discussed and addressed before work begins.

If you have any questions, please contact project coordinator Frances Duong, at [frances.duong@dot.ca.gov](mailto:frances.duong@dot.ca.gov) and refer to GTS #07-LA-2024-04686.

Sincerely,



Anthony Higgins  
Acting LDR Branch Chief

Cc: State Clearinghouse