

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: Sequoia Commerce Center

Lead Agency: City of Torrance

Contact Name: Leo Oorts

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Phone Number: (310) 618-5900

Project Location: Torrance
City

Los Angeles
County

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

The proposed Project consists of the construction of two industrial buildings totaling 276,300 square feet (square feet) on a 14.02-acre site. Building 1 consists of a 120,466-square-foot industrial building and Building 2 consists of a 155,834-square-foot industrial building. The proposed buildings would be constructed to a maximum of 45 feet in height. Building 1 is designed with 16 dock doors on the east-facing side of the building and Building 2 is designed with 28 dock doors on the east-facing side of the building. Vehicular access will be provided via one driveway on West 190th Street, two driveways on Van Ness Avenue, and one driveway on 195th Street. As proposed, the Project will require a Conditional Use Permit to allow the construction of the industrial warehouse buildings; and a Tentative Parcel Map No. 83184 to consolidate three existing parcels into two.

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 have the potential to result in significant impacts in Cultural Resources, Geology and Soils, Hazards and Hazardous Materials, and Tribal Resources; however, regulatory compliance and mitigation measures would reduce these potentially significant impacts to less-than-significant levels. With the implementation of mitigation measures CR-1, GEO-1, HM-1, HM-2, and TCR-1 through -6, impacts would be reduced to less than significant.

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 currently no known areas of controversy known to the Lead Agency.

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

None