

Notice of Exemption California Environmental Quality Act (CEQA)

TO: **Office of Planning and Research** **FROM:** **City of Compton**
P.O. Box 3044
Sacramento, CA 95812-3044
Community Development Dept. –
Planning Division
205 S. Willowbrook Ave.
Compton, CA 90220

L.A. County Clerk
Environmental Fillings
12400 Imperial Hwy., Rm. 1201
Norwalk, CA 90650

Project Title/Case No(s): Conditional Use Permit No. 24-002 – Existing Freight Terminal Redesign and Expansion

Project Applicant: SCG DP Alameda, LLC C/O Brett Dedeaux

Project Location: 500 and 550 S. Alameda St., Compton, CA (APNs 6179-030-008 and 6179-030-010)

Project City and County: Compton, Los Angeles

Description of Nature, Purpose, and Beneficiaries of Project: Additional page(s) attached
The project applicant proposes to redesign, renovate an existing freight terminal located at 550 S. Alameda St., Compton and redevelop an adjacent industrial site (500 S. Alameda St.) to serve as ancillary truck/trailer parking to support the facility’s ongoing operations. The proposed Project would demolish three of the four existing buildings (i.e. 10,507-square-foot (SF) office building, 8,815 SF equipment storage building, and 11,565 SF smaller cross-dock terminal) while making interior and exterior improvements to the remaining 30,886 SF cross-dock terminal; the total building footprint (27,286 SF) and total building area (30,886 SF) will remain unchanged. The project site is comprised of two lots that will consolidated into one lot. Site improvements which include re-paving the northern lot, truck/trailer and auto parking re-striping, lighting, landscaping, perimeter screening walls, etc. See the attached CEQA Class 1 Exemption document for further detail.

Name of Public Agency Approving Project: City of Compton - Planning Commission

Name of Person or Agency Carrying Out Project: SCG DP Alameda, LLC C/O Brett Dedeaux

Exempt Status: (check one below)

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Categorical Exemption Class 1, Section 15301, Existing Facilities
- Statutory Exemptions. State code number:

Reasons why project is exempt:

Additional page(s) attached

A Class 1 Existing Facilities Exemption consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use. The types of "existing facilities" itemized in the CEQA Guidelines are not intended to be all-inclusive of the types of projects which might fall within Class 1. The key consideration is whether the project involves negligible or no expansion of existing or former use. According to Section 15301 (e)(2), additions to existing structures are considered negligible provided that the addition will not result in an increase of more than 10,000 square feet if the project is (a) in an area where all public services and facilities are available to allow for maximum development permissible in the General Plan and (b) the area in which the project is located is not environmentally sensitive. The proposed Project qualifies for a Class 1 Exemption under CEQA because it involves minor alterations to an existing private structure and does not include any expansion of the existing use. The planned improvements, including interior and exterior upgrades to the 30,886-square-foot Terminal Building 550A S. Alameda and repaving for truck trailer parking, do not increase the building area by more than 10,000 square feet and remain consistent with the site's historical trucking and transportation-related operations. Additionally, the Project is located in a fully urbanized area with existing public services and utilities, and no environmentally sensitive resources are present on or adjacent to the site. With these considerations, the Project meets the criteria for a Class 1 Exemption, as it results in no significant environmental impacts and maintains the intensity and nature of the current use. Lastly, it was concluded that the exceptions listed under CEQA Guidelines Section 15300.2 (Exceptions) also do not apply to this Project and as a result is exempt from further CEQA review. See the attached CEQA Class 1 Exemption for further detail.

Lead Agency Contact Person: Jessica Larkin

Contact Phone: 310.605.5532

If filed by applicant:

- 1. Attach certified document of exemption findings
- 2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature:

Title: Senior Planner

Date: 4.23.25

Signed by Lead Agency

Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.

Date Received for filing at OPR: 4.24.25

Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.