



Re: City of Artesia - Mixed-Use Overlay Ordinance CEQA review

From Jauregui, Jose @HCD <Jose.Jauregui@hcd.ca.gov>
Date Fri 4/18/2025 11:21 AM
To Christine Kudija <ckudija@willdan.com>
Cc Salvador Lopez <SLopez@willdan.com>; Chad Brown <CBrown@willdan.com>

CAUTION: This email originated from outside of Willdan. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Thanks! Apologies for the confusion.

HCD does not object to a 30-day review period for the City of Artesia supplemental EIR for the Mixed-Use Overlay (MOU) Zone (Implementation of General Plan Community Development and Design Element and Land Use Sub Element Community Planning- Principle LU-1.

Warm regards,



Jose A. Jauregui *he / him*
Senior Housing Policy Specialist
Housing Policy Development
Housing & Community Development
651 Bannon Street, Suite 400 | Sacramento, CA 95811
Cell: (916) 820-1516



[\[twitter.com\]](#)



[\[facebook.com\]](#)



[\[landlordtenant.dre.ca.gov\]](#)

From: Christine Kudija <ckudija@willdan.com>
Sent: Friday, April 18, 2025 10:28 AM
To: Jauregui, Jose @HCD <Jose.Jauregui@hcd.ca.gov>
Cc: Salvador Lopez <SLopez@willdan.com>; Chad Brown <CBrown@willdan.com>
Subject: Re: City of Artesia - Mixed-Use Overlay Ordinance CEQA review

[CAUTION] *This message is from an external sender. Please check it before clicking any links or report it using the Report Phish button.*

Jose, I'm quite familiar with the OPR (now LCI) process and was not asking you for a shortened review period. Rather, I was asking for your acknowledgment that, as a state

[Report Phish](#)

agency involved with the City's mixed-use ordinance as part of the Housing Element approval process, you agreed that a shortened review period would be appropriate for the reasons stated on the form.

I submitted the request for a shortened review period yesterday on the CEQAsubmit website along with recirculated Draft SEIR and supporting documents. I simply need you to tell me that you agree that a 30-day review period is appropriate, and that the ordinary 45-day review period for a new supplemental EIR is not necessary.

However, thanks for getting back to me and for forwarding the email to Natalie Kuffel. I will reach out to her to let her know that I followed the normal upload process with the Appendix K form.

Could you please reply to this email with this statement or similar:

"HCD does not object to a 30-day review period for the City of Artesia's Supplemental EIR for the Mixed-Use Overlay (MU-O) Zone (Implementation of General Plan Community Development and Design Element and Land Use Sub Element Community Planning - Principle LU-1)"

Thank you,

Christine

Christine Kudija, J.D., AICP, MLA
Principal Planner
Willdan | **Comprehensive. Innovative. Trusted.**
13191 Crossroads Parkway North, Ste 405
Industry, CA 91746
C. 661.904.2360

From: Jauregui, Jose @HCD <Jose.Jauregui@hcd.ca.gov>
Sent: Friday, April 18, 2025 10:11 AM
To: Christine Kudija <ckudija@willdan.com>
Cc: Salvador Lopez <SLopez@willdan.com>; Chad Brown <CBrown@willdan.com>
Subject: RE: City of Artesia - Mixed-Use Overlay Ordinance CEQA review

CAUTION: This email originated from outside of Willdan. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good morning Christine,

Thank you for your email. Your request for a shortened review should be sent over to OPR as they are the State Clearinghouse. I shared your request with OPR, Natalie Kuffel. Here is her email: natalie.kuffel@lci.ca.gov.

Let me know if you have any questions. Have a great Friday and weekend!



Jose A. Jauregui *he / him*
Senior Housing Policy Specialist
Housing Policy Development
Housing & Community Development
651 Bannon Street, Suite 400 | Sacramento, CA 95811

Cell: (916) 820-1516



[\[twitter.com\]](#)



[\[facebook.com\]](#)



[\[landlordtenant.dre.ca.gov\]](#)

From: Christine Kudija <ckudija@willdan.com>
Sent: Thursday, April 17, 2025 4:46 PM
To: Jauregui, Jose @HCD <Jose.Jauregui@hcd.ca.gov>
Cc: Salvador Lopez <SLopez@willdan.com>; Chad Brown <CBrown@willdan.com>
Subject: City of Artesia - Mixed-Use Overlay Ordinance CEQA review

Hello, Jose,

I work with Chad Brown assisting the City of Artesia with its Mixed-Use Overlay Ordinance, and peripherally, with the Housing Element. I am requesting that the State Clearinghouse grant us shortened review for the Recirculated Draft Supplemental EIR for the Mixed Use Overlay Ordinance, and I need your "approval" for a 30-day review period instead of a 45-day review period for this document. I have attached the Clearinghouse form for your reference. As I understand the form's language, and the instructions in Appendix K of the CEQA Guidelines, I do not have to obtain formal written acknowledgment from you, only the confirmation of the date that you "approved" this request. An email from you would suffice.

Our review period begins tomorrow, and would end on May 19. We are trying to get this circulated and then certified by the City Council before the City's SB 2 grant from HCD turns into a pumpkin.

As this is a local zoning action, it does not have statewide, regional, or areawide importance as defined in the CEQA Guidelines Section 15206.

Thanks for your help,

Christine

Christine Kudija, J.D., AICP, MLA
Principal Planner
Willdan | **Comprehensive. Innovative. Trusted.**
13191 Crossroads Parkway North, Ste 405
Industry, CA 91746
C. 661.904.2360