



ARNOLD SCHWARZENEGGER
GOVERNOR

STATE OF CALIFORNIA
GOVERNOR'S OFFICE *of* PLANNING AND RESEARCH
STATE CLEARINGHOUSE AND PLANNING UNIT



CYNTHIA BRYANT
DIRECTOR

Notice of Preparation

July 16, 2008

To: Reviewing Agencies

Re: Kroc Community Center
SCH# 2008071085

Attached for your review and comment is the Notice of Preparation (NOP) for the Kroc Community Center draft Environmental Impact Report (EIR).

Responsible agencies must transmit their comments on the scope and content of the NOP, focusing on specific information related to their own statutory responsibility, within 30 days of receipt of the NOP from the Lead Agency. This is a courtesy notice provided by the State Clearinghouse with a reminder for you to comment in a timely manner. We encourage other agencies to also respond to this notice and express their concerns early in the environmental review process.

Please direct your comments to:

Jill Griffiths
City of Long Beach
Department of Development Services
333 West Ocean Boulevard, 5th Floor
Long Beach, CA 90802

with a copy to the State Clearinghouse in the Office of Planning and Research. Please refer to the SCH number noted above in all correspondence concerning this project.

If you have any questions about the environmental document review process, please call the State Clearinghouse at (916) 445-0613.

Sincerely,

for Scott Morgan
Project Analyst, State Clearinghouse

Attachments
cc: Lead Agency

**Document Details Report
State Clearinghouse Data Base**

SCH# 2008071085
Project Title Kroc Community Center
Lead Agency Long Beach, City of

Type **NOP** Notice of Preparation

Description The project applicant, The Salvation Army, is seeking entitlement to develop the proposed project site as the Kroc Community Center, a multipurpose facility that would provide programs and services for children, adults, senior citizens, and families. Components of the proposed community center would include a 84,171-square-foot recreation and gymnasium center, an administration and education building, a chapel and auditorium, an aquatics center and pool plaza, four acres of playing fields, and outdoor recreation and amphitheater areas.

The project is proposed to be oriented towards Walnut Avenue with the following accesses: two on Walnut Avenue, one on Rose Avenue, and one emergency and special event access at the terminus of 19th Street. The proposed project would provide more than 1,100 on-site parking spaces in a two-level parking area and on a small surface lot. A portion of the proposed project site would continue to function as a dry detention basin for the Cities of Long Beach and Signal Hill.

Lead Agency Contact

Name Jill Griffiths
Agency City of Long Beach
Phone (562) 570-6191 **Fax** (562) 570-6068
email Jill_Griffiths@longbeach.gov
Address Department of Development Services
333 West Ocean Boulevard, 5th Floor
City Long Beach **State** CA **Zip** 90802

Project Location

County Los Angeles
City Long Beach
Region
Cross Streets 1900 Walnut Avenue
Lat / Long
Parcel No. 7216-012-900, 902, 903, 904, 905, 906
Township **Range** **Section** **Base**

Proximity to:

Highways I-405
Airports
Railways
Waterways Pacific Ocean
Schools
Land Use The site currently functions as Chittick Field (Hamilton Bowl), a dry detention basin for seasonal storm water runoff and periodic recreational activities.
Zoning: P (Park)

Project Issues Aesthetic/Visual; Air Quality; Biological Resources; Archaeologic-Historic; Geologic/Seismic; Soil Erosion/Compaction/Grading; Toxic/Hazardous; Drainage/Absorption; Water Quality; Water Supply; Landuse; Noise; Population/Housing Balance; Public Services; Recreation/Parks; Traffic/Circulation; Solid Waste

Reviewing Agencies Resources Agency; Regional Water Quality Control Board, Region 4; Department of Parks and Recreation; Native American Heritage Commission; Department of Fish and Game, Region 5; Department of Water Resources; California Highway Patrol; Caltrans, District 7; Department of Toxic Substances Control

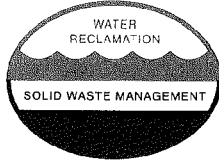
Note: Blanks in data fields result from insufficient information provided by lead agency.

**Document Details Report
State Clearinghouse Data Base**

Date Received 07/16/2008 **Start of Review** 07/16/2008 **End of Review** 08/14/2008

Note: Blanks in data fields result from insufficient information provided by lead agency.

<input checked="" type="checkbox"/> <u>Resources Agency</u> Nadell Gayou	<input type="checkbox"/> <u>Fish & Game Region 2</u> Jeff Drongesen	<input type="checkbox"/> <u>Public Utilities Commission</u> Ken Lewis	<input type="checkbox"/> <u>Caltrans, District 8</u> Dan Kopulsky	<input type="checkbox"/> <u>Regional Water Quality Control Board (RWQCB)</u>
<input checked="" type="checkbox"/> <u>Resources Agency</u> Nadell Gayou	<input type="checkbox"/> <u>Fish & Game Region 3</u> Robert Floerke	<input type="checkbox"/> <u>Santa Monica Bay Restoration</u> Guangyu Wang	<input type="checkbox"/> <u>Caltrans, District 9</u> Gayle Rosander	<input type="checkbox"/> <u>RWQCB 1</u> Cathleen Hudson North Coast Region (1)
<input type="checkbox"/> <u>Dept. of Boating & Waterways</u> David Johnson	<input type="checkbox"/> <u>Fish & Game Region 4</u> Julie Vance	<input type="checkbox"/> <u>State Lands Commission</u> Jean Sarino	<input type="checkbox"/> <u>Caltrans, District 10</u> Tom Dumas	<input type="checkbox"/> <u>RWQCB 2</u> Environmental Document Coordinator San Francisco Bay Region (2)
<input type="checkbox"/> <u>California Coastal Commission</u> Elizabeth A. Fuchs	<input checked="" type="checkbox"/> <u>Fish & Game Region 5</u> Don Charkwick Habitat Conservation Program	<input type="checkbox"/> <u>Tahoe Regional Planning Agency (TRPA)</u> Cherry Jacques	<input type="checkbox"/> <u>Caltrans, District 11</u> Jacob Armstrong	<input type="checkbox"/> <u>RWQCB 3</u> Central Coast Region (3)
<input type="checkbox"/> <u>Colorado River Board</u> Gerald R. Zimmerman	<input type="checkbox"/> <u>Fish & Game Region 6</u> Gabriana Gatchel Habitat Conservation Program	<input type="checkbox"/> <u>Business, Trans. & Housing</u>	<input type="checkbox"/> <u>Caltrans, District 12</u> Bob Joseph	<input checked="" type="checkbox"/> <u>RWQCB 4</u> Teresa Rodgers Los Angeles Region (4)
<input type="checkbox"/> <u>Dept. of Conservation</u> Sharon Howell	<input type="checkbox"/> <u>Fish & Game Region 6 I/M</u> Gabriana Gatchel Inyo/Mono, Habitat Conservation Program	<input type="checkbox"/> <u>Caltrans - Division of Aeronautics</u> Sandy Hesnard	<input type="checkbox"/> <u>Cal EPA</u>	<input type="checkbox"/> <u>RWQCB 5</u> Central Valley Region (5)
<input type="checkbox"/> <u>California Energy Commission</u> Paul Richins	<input type="checkbox"/> <u>Dept. of Fish & Game M</u> George Isaac Marine Region	<input type="checkbox"/> <u>Caltrans - Planning</u> Terri Pencovic	<input type="checkbox"/> <u>Air Resources Board</u>	<input type="checkbox"/> <u>RWQCB 5F</u> Central Valley Region (5) Fresno Branch Office
<input type="checkbox"/> <u>Cal Fire</u> Allen Robertson	<input type="checkbox"/> <u>Other Departments</u>	<input type="checkbox"/> <u>California Highway Patrol</u> Shirley Kelly Office of Special Projects	<input type="checkbox"/> <u>Airport Projects</u> Jim Lemer	<input type="checkbox"/> <u>RWQCB 5R</u> Central Valley Region (5) Redding Branch Office
<input type="checkbox"/> <u>Office of Historic Preservation</u> Wayne Donaldson	<input type="checkbox"/> <u>Food & Agriculture</u> Steve Shaffer	<input type="checkbox"/> <u>Housing & Community Development</u> Lisa Nichols Housing Policy Division	<input type="checkbox"/> <u>Transportation Projects</u> Ravi Ramalingam	<input type="checkbox"/> <u>RWQCB 6</u> Lahontan Region (6)
<input checked="" type="checkbox"/> <u>Dept. of Parks & Recreation</u> Environmental Stewardship Section	<input type="checkbox"/> <u>Dept. of Food and Agriculture</u>	<input type="checkbox"/> <u>Housing & Community Development</u> Lisa Nichols Housing Policy Division	<input type="checkbox"/> <u>Industrial Projects</u> Mike Tollstrup	<input type="checkbox"/> <u>RWQCB 6V</u> Lahontan Region (6) Victorville Branch Office
<input type="checkbox"/> <u>Central Valley Flood Protection Board</u> Mark Herald	<input type="checkbox"/> <u>Dept. of General Services</u> Public School Construction	<input type="checkbox"/> <u>Dept. of Integrated Waste Management Board</u> Sue O'Leary	<input type="checkbox"/> <u>California Integrated Waste Management Board</u> Sue O'Leary	<input type="checkbox"/> <u>RWQCB 7</u> Colorado River Basin Region (7)
<input type="checkbox"/> <u>S.F. Bay Conservation & Dev't. Comm.</u> Steve McAdam	<input type="checkbox"/> <u>Dept. of General Services</u> Robert Sleppy Environmental Services Section	<input type="checkbox"/> <u>State Water Resources Control Board</u> Regional Programs Unit Division of Financial Assistance	<input type="checkbox"/> <u>State Water Resources Control Board</u> Regional Programs Unit Division of Financial Assistance	<input type="checkbox"/> <u>RWQCB 8</u> Santa Ana Region (8)
<input checked="" type="checkbox"/> <u>Dept. of Water Resources</u> Resources Agency Nadell Gayou	<input type="checkbox"/> <u>Dept. of Health Services</u> Veronica Malloy Dept. of Health/Drinking Water	<input type="checkbox"/> <u>State Water Resources Control Board</u> Student Intern, 401 Water Quality Certification Unit Division of Water Quality	<input type="checkbox"/> <u>State Water Resources Control Board</u> Steven Herrera Division of Water Rights	<input type="checkbox"/> <u>RWQCB 9</u> San Diego Region (9)
<input type="checkbox"/> <u>Conservancy</u>	<input type="checkbox"/> <u>Independent Commissions/Boards</u>	<input type="checkbox"/> <u>State Water Resources Control Board</u> Steven Herrera Division of Water Rights	<input type="checkbox"/> <u>Dept. of Toxic Substances Control</u> CEQA Tracking Center	<input type="checkbox"/> <u>Other</u>
<input type="checkbox"/> <u>Fish and Game</u>	<input type="checkbox"/> <u>Delta Protection Commission</u> Debby Eddy	<input type="checkbox"/> <u>Caltrans, District 1</u> Rex Jackman	<input type="checkbox"/> <u>Dept. of Pesticide Regulation</u>	
<input type="checkbox"/> <u>Dept. of Fish & Game</u> Scott Flint Environmental Services Division	<input type="checkbox"/> <u>Office of Emergency Services</u> Dennis Castrillo	<input type="checkbox"/> <u>Caltrans, District 2</u> Marcelino Gonzalez		
<input type="checkbox"/> <u>Fish & Game Region 1</u> Donald Koch	<input type="checkbox"/> <u>Governor's Office of Planning & Research</u> State Clearinghouse	<input type="checkbox"/> <u>Caltrans, District 3</u> Jeff Pulverman		
<input type="checkbox"/> <u>Fish & Game Region 1E</u> Laurie Harnsberger	<input checked="" type="checkbox"/> <u>Native American Heritage Comm.</u> Debbie Treadway	<input type="checkbox"/> <u>Caltrans, District 4</u> Tim Sable		
		<input type="checkbox"/> <u>Caltrans, District 5</u> David Murray		
		<input type="checkbox"/> <u>Caltrans, District 6</u> Moses Siftes		
		<input type="checkbox"/> <u>Caltrans, District 7</u> Vin Kumar		



COUNTY SANITATION DISTRICTS OF LOS ANGELES COUNTY

1955 Workman Mill Road, Whittier, CA 90601-1400
Mailing Address: P.O. Box 4998, Whittier, CA 90607-4998
Telephone: (562) 699-7411, FAX: (562) 699-5422
www.lacsd.org

STEPHEN R. MAGUIN
Chief Engineer and General Manager

July 21, 2008

File No: 03-00.04-00

Ms. Jill Griffiths
Department of Development Services
City of Long Beach
333 West Ocean Boulevard, 5th Floor
Long Beach, CA 90802

Dear Ms. Griffiths:

Kroc Community Center

The County Sanitation Districts of Los Angeles County (Districts) received a Notice of Preparation of a Draft Environmental Impact Report for the subject project on July 17, 2008. The proposed development is located within the jurisdictional boundaries of District No. 3. We offer the following comments regarding sewerage service:

1. The wastewater flow originating from the proposed project will discharge to a local sewer line, which is not maintained by the Districts, for conveyance to the Districts' Pump Districts Nos. 7 and 9 Connection Trunk Sewer, located in Gardenia Avenue north of Anaheim Street. This 18-inch diameter trunk sewer has a design capacity of 4.6 million gallons per day (mgd) and conveyed a peak flow of 0.6 mgd when last measured in 2008.
2. The wastewater generated by the proposed project will be treated at the Joint Water Pollution Control Plant located in the City of Carson, which has a design capacity of 400 mgd and currently processes an average flow of 309.6 mgd.
3. The expected average wastewater flow from the project site is 16,834 gallons per day. For a copy of the Districts' average wastewater generation factors, go to www.lacsd.org, Information Center, Will Serve Program, Obtain Will Serve Letter, and click on the appropriate link on page 2.
4. The Districts are authorized by the California Health and Safety Code to charge a fee for the privilege of connecting (directly or indirectly) to the Districts' Sewerage System or increasing the strength or quantity of wastewater attributable to a particular parcel or operation already connected. This connection fee is a capital facilities fee that is imposed in an amount sufficient to construct an incremental expansion of the Sewerage System to accommodate the proposed project. Payment of a connection fee will be required before a permit to connect to the sewer is issued. For a copy of the Connection Fee Information Sheet, go to www.lacsd.org, Information Center, Will Serve Program, Obtain Will Serve Letter, and click on the appropriate link on page 2. For more specific information regarding the connection fee application procedure and fees, please contact the Connection Fee Counter at extension 2727.

5. In order for the Districts to conform to the requirements of the Federal Clean Air Act (CAA), the design capacities of the Districts' wastewater treatment facilities are based on the regional growth forecast adopted by the Southern California Association of Governments (SCAG). Specific policies included in the development of the SCAG regional growth forecast are incorporated into clean air plans, which are prepared by the South Coast and Antelope Valley Air Quality Management Districts in order to improve air quality in the South Coast and Mojave Desert Air Basins as mandated by the CAA. All expansions of Districts' facilities must be sized and service phased in a manner that will be consistent with the SCAG regional growth forecast for the counties of Los Angeles, Orange, San Bernardino, Riverside, Ventura, and Imperial. The available capacity of the Districts' treatment facilities will, therefore, be limited to levels associated with the approved growth identified by SCAG. As such, this letter does not constitute a guarantee of wastewater service, but is to advise you that the Districts intend to provide this service up to the levels that are legally permitted and to inform you of the currently existing capacity and any proposed expansion of the Districts' facilities.

If you have any questions, please contact the undersigned at (562) 908-4288, extension 2717.

Very truly yours,

Stephen R. Maguin



Ruth I. Frazen
Customer Service Specialist
Facilities Planning Department

RIF:rf



Metro

July 22, 2008

Ms. Jill Griffiths
Department of Development Services
City of Long Beach
333 West Ocean Boulevard, 5th Floor
Long Beach, CA 90802

Dear Ms. Griffiths:

Thank you for the opportunity to comment on the Notice of Preparation (NOP) for the Kroc Community Center project. This letter conveys recommendations from the Los Angeles County Metropolitan Transportation Authority (Metro) concerning issues that are germane to our agency's statutory responsibilities in relation to the proposed project.

A Traffic Impact Analysis (TIA), with highway, freeway, and transit components, is required under the State of California Congestion Management Program (CMP) statute. The CMP TIA Guidelines are published in the "2004 Congestion Management Program for Los Angeles County", Appendix D. The geographic area examined in the TIA must include the following, at a minimum:

1. All CMP arterial monitoring intersections, including monitored freeway on/off-ramp intersections, where the proposed project will add 50 or more trips during either the a.m. or p.m. weekday peak hour (of adjacent street traffic); and
2. Mainline freeway-monitoring locations where the project will add 150 or more trips, in either direction, during either the a.m. or p.m. weekday peak hour.

Among the required steps for the analysis of development-related impacts to transit are:

3. Evidence that in addition to Metro, all affected Municipal transit operators received the NOP for the Draft EIR;
4. A summary of the existing transit services in the area;
5. Estimated project trip generation and mode assignment for both morning and evening peak periods;
6. Documentation on the assumptions/analyses used to determine the number and percentage of trips assigned to transit;
7. Information on facilities and/or programs that will be incorporated into the development plan that will encourage public transit usage and transportation demand management (TDM) policies and programs; and
8. An analysis of the expected project impacts on current and future transit services along with proposed project mitigation.

Metro looks forward to reviewing the Draft EIR. If you have any questions regarding this response, please call me at 213-922-6908 or by email at chapmans@metro.net. Please send the Draft EIR to the following address:

Metro CEQA Review Coordination
One Gateway Plaza MS 99-23-2
Los Angeles, CA 90012-2952
Attn: Susan Chapman

Sincerely,

A handwritten signature in black ink, appearing to read "Susan Chapman", with a long, sweeping horizontal flourish extending to the right.

Susan Chapman
Program Manager, Long Range Planning

NATIVE AMERICAN HERITAGE COMMISSION

915 CAPITOL MALL, ROOM 364
 SACRAMENTO, CA 95814
 (916) 653-6251
 Fax (916) 657-5390
www.nahc.ca.gov
ds_nahc@pacbell.net



July 28, 2008

Ms. Jill Griffiths

CITY OF LONG BEACH DEPARTMENT OF DEVELOPMENT SERVICES

333 West Ocean Boulevard, 5th Floor
 Long Beach, CA 90802

Re: SCH# 2008071085; CEQA Notice of Preparation (NOP) draft Environmental Impact Report (DEIR) for the Kroc Community Center, City of Long Beach, Los Angeles County, California

Dear Ms. Griffiths:

Thank you for the opportunity to comment on the above-referenced document. The Native American Heritage Commission is the state agency designated for the protection of California's Native American cultural resources. The California Environmental Quality Act (CEQA) requires that any project that causes a substantial adverse change in the significance of an historical resource, that includes archeological resources, is a 'significant effect' requiring the preparation of an Environmental Impact Report (EIR per the California Code of Regulations § 15064.5(b)(c) (CEQA Guidelines). In order to comply with this provision, the lead agency is required to assess whether the project will have an adverse impact on these resources within the 'area of potential effect (APE),' and if so, to mitigate that effect. To adequately assess the project-related impacts on historical resources, the Commission recommends the following action:

√ Contact the appropriate California Historic Resources Information Center (CHRIS). Contact information for the 'Information Center' nearest you is available from the State Office of Historic Preservation in Sacramento (916/653-7278). The record search will determine:

- If a part or the entire (APE) has been previously surveyed for cultural resources.
 - If any known cultural resources have already been recorded in or adjacent to the APE.
 - If the probability is low, moderate, or high that cultural resources are located in the APE.
 - If a survey is required to determine whether previously unrecorded cultural resources are present.
- √ If an archaeological inventory survey is required, the final stage is the preparation of a professional report detailing the findings and recommendations of the records search and field survey.
- The final report containing site forms, site significance, and mitigation measures should be submitted immediately to the planning department. All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum, and not be made available for public disclosure.
 - The final written report should be submitted within 3 months after work has been completed to the appropriate regional archaeological Information Center.

√ Contact the Native American Heritage Commission (NAHC) for:

* A Sacred Lands File (SLF) search of the project area and information on tribal contacts in the project vicinity who may have information on cultural resources in or near the APE. Please provide us site identification as follows: USGS 7.5-minute quadrangle citation with name, township, range and section. This will assist us with the SLF.

- Also, we recommend that you contact the Native American contacts on the attached list to get their input on the effect of potential project (e.g. APE) impact. In many cases a culturally-affiliated Native American tribe or person will be the only source of information about the existence of a cultural resource.
- √ Lack of surface evidence of archeological resources does not preclude their subsurface existence.
- Lead agencies should include in their mitigation plan provisions for the identification and evaluation of accidentally discovered archeological resources, per California Environmental Quality Act (CEQA) §15064.5 (f) of the California Code of Regulations (CEQA Guidelines). In areas of identified archeological sensitivity, a certified archaeologist and a culturally affiliated Native American, with knowledge in cultural resources, should monitor all ground-disturbing activities.
 - Lead agencies should include in their mitigation plan provisions for the disposition of recovered artifacts, in consultation with culturally affiliated Native Americans.

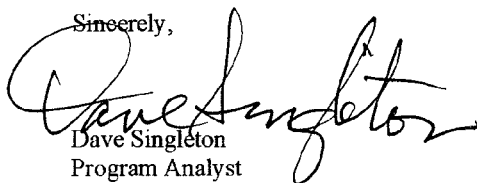
√ Lead agencies should include provisions for discovery of Native American human remains or unmarked cemeteries in their mitigations plans.

- CEQA Guidelines §15064.5(d) requires the lead agency to work with the Native Americans identified by this Commission if the Initial Study identifies the presence or likely presence of Native American human remains within the APE. CEQA Guidelines provide for agreements with Native American groups, identified by the NAHE, to ensure the appropriate and dignified treatment of Native American human remains and any associated grave goods.
- Health and Safety Code §7050.5, Public Resources Code §5097.98 and CEQA Guidelines §15064.5(d) mandate procedures to be followed in the event of an accidental discovery of any human remains in a location other than a dedicated cemetery.

√ Lead agencies should consider avoidance, as defined in CEQA Guidelines §15370 when significant cultural resources are discovered during the course of project planning or execution.

Please feel free to contact me at (916) 653-6251 if you have any questions.

Sincerely,

A handwritten signature in black ink that reads "Dave Singleton". The signature is written in a cursive, flowing style with a large initial "D".

Dave Singleton
Program Analyst

Attachment: Native American Contact List.

Cc: State Clearinghouse

Native American Contacts
Los Angeles County
July 28, 2008

LA City/County Native American Indian Comm
Ron Andrade, Director
3175 West 6th Street, Rm. 403
Los Angeles , CA 90020
(213) 351-5324
(213) 386-3995 FAX

Owl Clan
Qun-tan Shup
48825 Sapaque Road Chumash
Bradley , CA 93426
(805) 472-9536
(805) 835-2382 - CELL

Ti'At Society
Cindi Alvitre
6515 E. Seaside Walk, #C Gabrielino
Long Beach , CA 90803
calvitre@yahoo.com
(714) 504-2468 Cell

Tongva Ancestral Territorial Tribal Nation
John Tommy Rosas, Tribal Admin.
Gabrielino Tongva
tattnlaw@gmail.com
310-570-6567

Gabrieleno/Tongva San Gabriel Band of Mission
Anthony Morales, Chairperson
PO Box 693 Gabrielino Tongva
San Gabriel , CA 91778
ChiefRBwife@aol.com
(626) 286-1632
(626) 286-1758 - Home
(626) 286-1262 Fax

Gabrielino/Tongva Council / Gabrielino Tongva Nation
Sam Dunlap, Tribal Secretary
761 Terminal Street; Bldg 1, 2nd floor Gabrielino Tongva
Los Angeles , CA 90021
office @tongvatribes.net
(213) 489-5001 - Office
(909) 262-9351 - cell
(213) 489-5002 Fax

Gabrielino Tongva Indians of California Tribal Council
Robert Dorame, Tribal Chair/Cultural Resources
5450 Slauson, Ave, Suite 151 PMB Gabrielino Tongva
Culver City , CA 90230
gtongva@verizon.net
562-761-6417 - voice
562-925-7989 - fax

This list is current only as of the date of this document.

Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and Section 5097.98 of the Public Resources Code.

This list is only applicable for contacting local Native Americans with regard to cultural resources for the propose SCH#2008071085; cEQA Notice of Preparation (NOP); draft Environmental Impact Report (DEIR) for the Kroc Community Center; City of Long Beach; Los Angeles County, California.



South Coast Air Quality Management District

21865 Copley Drive, Diamond Bar, CA 91765-4178
(909) 396-2000 • www.aqmd.gov



August 8, 2008

Ms. Jill Griffiths
Department of Development Services
City of Long Beach
333 West Ocean Boulevard, 5th Floor
Long Beach, CA 90802

Dear Ms. Griffiths:

Notice of Preparation of a Draft Environmental Impact Report (Draft EIR) for the Kroc Community Center Project

The South Coast Air Quality Management District (SCAQMD) appreciates the opportunity to comment on the above-mentioned document. The SCAQMD's comments are recommendations regarding the analysis of potential air quality impacts from the proposed project that should be included in the draft environmental impact report (EIR). Please send the SCAQMD a copy of the Draft EIR upon its completion. **In addition, please send with the draft EIR all appendices or technical documents related to the air quality analysis and electronic versions of all air quality modeling and health risk assessment files. Without all files and supporting air quality documentation, the SCAQMD will be unable to complete its review of the air quality analysis in a timely manner. Any delays in providing all supporting air quality documentation will require additional time for review beyond the end of the comment period.**

Air Quality Analysis

The SCAQMD adopted its California Environmental Quality Act (CEQA) Air Quality Handbook in 1993 to assist other public agencies with the preparation of air quality analyses. The SCAQMD recommends that the Lead Agency use this Handbook as guidance when preparing its air quality analysis. Copies of the Handbook are available from the SCAQMD's Subscription Services Department by calling (909) 396-3720. Alternatively, the lead agency may wish to consider using the California Air Resources Board (CARB) approved URBEMIS 2007 Model. This model is available on the SCAQMD Website at: www.urbemis.com.

The Lead Agency should identify any potential adverse air quality impacts that could occur from all phases of the project and all air pollutant sources related to the project. Air quality impacts from both construction (including demolition, if any) and operations should be calculated. Construction-related air quality impacts typically include, but are not limited to, emissions from the use of heavy-duty equipment from grading, earth-loading/unloading, paving, architectural coatings, off-road mobile sources (e.g., heavy-duty construction equipment) and on-road mobile sources (e.g., construction worker vehicle trips, material transport trips). Operation-related air quality impacts may include, but are not limited to, emissions from stationary sources (e.g., boilers), area sources (e.g., solvents and coatings), and vehicular trips (e.g., on- and off-road tailpipe emissions and entrained dust). Air quality impacts from indirect sources, that is, sources that generate or attract vehicular trips should be included in the analysis.

The SCAQMD has developed a methodology for calculating PM_{2.5} emissions from construction and operational activities and processes. In connection with developing PM_{2.5} calculation methodologies, the SCAQMD has also developed both regional and localized significance thresholds. The SCAQMD requests that the lead agency quantify PM_{2.5} emissions and compare the results to the recommended PM_{2.5} significance thresholds. Guidance for calculating PM_{2.5} emissions and PM_{2.5} significance thresholds can be found at the following internet address:
http://www.aqmd.gov/ceqa/handbook/PM2_5/PM2_5.html.

In addition to analyzing regional air quality impacts the SCAQMD recommends calculating localized air quality impacts and comparing the results to localized significance thresholds (LSTs). LST's can be used in addition to the recommended regional significance thresholds as a second indication of air quality impacts when preparing a CEQA document. Therefore, when preparing the air quality analysis for the proposed project, it is recommended that the lead agency perform a localized significance analysis by either using the LSTs developed by the SCAQMD or performing dispersion modeling as necessary. Guidance for performing a localized air quality analysis can be found at <http://www.aqmd.gov/ceqa/handbook/LST/LST.html>.

It is recommended that lead agencies for projects generating or attracting vehicular trips, especially heavy-duty diesel-fueled vehicles, perform a mobile source health risk assessment. Guidance for performing a mobile source health risk assessment ("Health Risk Assessment Guidance for Analyzing Cancer Risk from Mobile Source Diesel Idling Emissions for CEQA Air Quality Analysis") can be found on the SCAQMD's CEQA web pages at the following internet address: http://www.aqmd.gov/ceqa/handbook/mobile_toxic/mobile_toxic.html. An analysis of all toxic air contaminant impacts due to the decommissioning or use of equipment potentially generating such air pollutants should also be included.

Mitigation Measures

In the event that the project generates significant adverse air quality impacts, CEQA requires that all feasible mitigation measures that go beyond what is required by law be utilized during project construction and operation to minimize or eliminate significant adverse air quality impacts. To assist the Lead Agency with identifying possible mitigation measures for the project, please refer to Chapter 11 of the SCAQMD CEQA Air Quality Handbook for sample air quality mitigation measures. Additional mitigation measures can be found on the SCAQMD's CEQA web pages at the following internet address: www.aqmd.gov/ceqa/handbook/mitigation/MM_intro.html Additionally, SCAQMD's Rule 403 – Fugitive Dust, and the Implementation Handbook contain numerous measures for controlling construction-related emissions that should be considered for use as CEQA mitigation if not otherwise required. Other measures to reduce air quality impacts from land use projects can be found in the SCAQMD's Guidance Document for Addressing Air Quality Issues in General Plans and Local Planning. This document can be found at the following internet address: <http://www.aqmd.gov/prdas/aqguide/aqguide.html>. In addition, guidance on siting incompatible land uses can be found in the California Air Resources Board's Air Quality and Land Use Handbook: A Community Perspective, which can be found at the following internet address: <http://www.arb.ca.gov/ch/handbook.pdf>. Pursuant to state CEQA Guidelines §15126.4 (a)(1)(D), any impacts resulting from mitigation measures must also be discussed.

Data Sources

SCAQMD rules and relevant air quality reports and data are available by calling the SCAQMD's Public Information Center at (909) 396-2039. Much of the information available through the Public Information Center is also available via the SCAQMD's World Wide Web Homepage (<http://www.aqmd.gov>).

The SCAQMD is willing to work with the Lead Agency to ensure that project-related emissions are accurately identified, categorized, and evaluated. Please call Gordon Mize, Ph.D., Air Quality Specialist, CEQA Section, at (909) 396-3302 if you have any questions regarding this letter.

Sincerely,



Steve Smith, Ph.D.

Program Supervisor, CEQA Section

Planning, Rule Development and Area Sources

SS:GM:AK

LAC080805-05AK

Control Number



BUSINESS DEPARTMENT - Business Services
Facilities Development & Planning Branch
Donald K. Allen Building Services Facility
2425 Webster Ave., Long Beach, CA 90810
(562) 997-7550 Fax (562) 595-8644

August 12, 2008

Via US Mail and email
Jill_Griffiths@longbeach.gov

Ms. Jill Griffiths
Advance Planning Officer
Department of Development Services
City of Long Beach
333 West Ocean Boulevard
Long Beach, California 90802

Re: Comments on the Initial Study and Notice of Preparation of a Draft Environmental Impact Report for the Proposed Kroc Community Center Project, Long Beach, California

Dear Ms. Griffiths:

The Long Beach Unified School District (LBUSD) appreciates the opportunity to comment on the reference Initial Study (IS) and Notice of Preparation (NOP) of a Draft Environmental Impact Report (DEIR) for the proposed Kroc Community Center project (Project). The City of Long Beach is the lead agency for California Environmental Quality Act (CEQA) compliance and the Environmental Impact Report (EIR) for the Project.

OVERVIEW

Long Beach Unified School District was originally established in 1885 with fewer than a dozen students meeting in a borrowed tent and is now fully responsible for providing school facilities and public education services to approximately 88,000 students in 95 public schools in the cities of Long Beach, Lakewood, Signal Hill, and Avalon on Catalina Island. It is the third-largest school district in the state of California and employs more than 8,000 teachers and staff, making it the largest employer in the City of Long Beach.

In addition to establishing high standards of academic excellence for its students, LBUSD is committed to providing a safe environment and school facilities for its students and employees. Thus, our primary concern in reviewing the IS/NOP is that potential environmental impacts to schools are appropriately identified, evaluated and mitigated to assure an environment conducive to learning.

Mary Stanton	Felton Williams	Michael Ellis	Jon Meyer	David Barton
District 1	District 2	District 3	District 4	District 5
Member	Vice President	Member	President	Member

COMMENTS

Proximity to Schools

The District requests that the DEIR identify the location of *all* LBUSD schools nearby, evaluate potential impacts from the proposed project to those school properties and develop appropriate mitigation measures as necessary.

Five LBUSD school properties are located within 0.25 mile of the Project. These five schools, and their distance and direction from project area boundary, are listed below.

GTE 6-8 Academy: 1777 & 1778 E. 20th Street, Signal Hill; adjacent northeast

Whittier ES: 1761 Walnut Avenue, Long Beach; 315 feet southwest

Butler MS: 1400 20th street, Long Beach; 525 feet west

Alvarado ES: 1900 E. 21st Street, Signal Hill; 550 feet northeast

Signal Hill ES: 2285 Walnut Avenue, Signal Hill; 1,315 feet northwest

Based on their proximity to the Project, these five school properties are potentially impacted by air emissions, noise, and traffic associated with construction of the Project. We believe potential impacts may vary depending upon the distance of the school from the Project boundary, and the nature and timing of Project construction activities and traffic routes.

The District is planning to construct a proposed 6-8 Middle School on the 8.5-acre District-owned parcel (former GTE site) located just northeast of the proposed Project. The address of the school site is 1777 and 1778 E. 20th Street, Signal Hill. The estimated start of construction on the school, depending on funding, could potentially begin by July 2009 with the opening of the school as early as Fall of 2010. According to the IS/NOP the construction schedule for the proposed Kroc Community Center Project is 2008 -- 2011. Due to this schedule, the Project construction activities would still be underway when the new school is opened and occupied. Therefore, the DEIR should consider evaluating impacts to an operational 6-8 Middle School adjacent to the Project.

CONCLUSION

The proposed Kroc Community Center includes a wide range of recreational amenities and other programs and services intended to benefit the local community. The District recognizes that the suitability of the Project site was determined in part due to the proximity of neighborhood institutions -- including local schools -- "to ensure access to the proposed facility."

The District appreciates the opportunity to participate in the environmental review process. We look forward to working with the city and the developer in a continuing

review and assessment of impacts from the Project construction activities, and the development and implementation of effective mitigation measures.

If you have any questions, please feel free to contact me at 562.997.7550.

Sincerely,

A handwritten signature in cursive script, appearing to read "Carri M. Matsumoto", written in black ink. The signature is fluid and extends across the width of the text area below it.

Carri M. Matsumoto
Executive Director
Facilities Development & Planning Branch
Long Beach Unified School District

CM:khr:sa



CITY OF SIGNAL HILL

2175 Cherry Avenue • Signal Hill, California 90755-3799

August 13, 2008

Ms. Jill Griffiths
Department of Development Services
City of Long Beach
333 West Ocean Boulevard, 5th Floor
Long Beach, California, 90802

Subject: Kroc Community Center – Initial Study

Dear Ms. Griffiths:

This letter is in response to your request for comments and concerns regarding environmental issues associated with the construction and operation of the proposed Kroc Community Center. We appreciate the time and effort that the Long Beach City Staff, the Salvation Army, and the project engineers have taken in working to address our planning and environmental concerns. The current site plan has made substantial progress in addressing our drainage and water quality concerns.

The following comments are refinements on our previous concerns and should be addressed as part of the Draft Environmental Impact Report (DEIR). We were presented with a revised site plan at our meeting of July 17th. This site plan has the KROC center turning its back on Pacific Coast Highway (PCH), leaving all of the current dilapidated buildings neighboring the Center, with the main entrance to the Center off of Walnut Avenue. This site plan presents a series of urban design, traffic and circulation issues which should be addressed in the DEIR. Additionally, we request that prior site plans illustrating the integration of the PCH properties into the Kroc Center be included and analyzed as project alternatives in the DEIR. The City of Signal Hill has the following comments and concerns.

Drainage Concern: Maintaining Adequate Flood Protection to the Surrounding Area During and After Construction

The City is concerned about the need to maintain adequate capacity in Hamilton Bowl to accommodate runoff from a 100-year storm. Signal Hill requests that Long Beach evaluate construction activities and phasing to ensure the capacity of the flood control detention basin is not compromised during the rainy season, October 1 to April 15. Hamilton Bowl is the low point for a very large drainage area, which includes approximately one-half of Signal Hill and areas within Long Beach to the south and east of the Bowl. It is important to ensure that flood control basin capacity is adequate to meet current Los Angeles County Flood Control District (LACFCD) design requirements.

Based on the construction phasing schedule, there is a gap of about 5 to 8 months from when the existing storm drain outlets are removed, Phase I, to when the new outlets are constructed, Phase III. Evaluate the potential for sediment discharges and the need for temporary storm drain improvements during construction.

Storm Water Quality Concern: Replacement of Existing Trash Capture Systems and Limiting Runoff Reduction Through Infiltration

The Environmental Impact Report (EIR) for the Kroc Center should consider the replacement of the existing trash capture devices in kind. Signal Hill and its consultants have recognized that the proposed redesign of the Bowl may require netting systems to be installed within concrete vaults. The Roscoe-Moss linear radial devices could also be installed in concrete vaults. In addition, the EIR should address the difference in maintenance requirements and potential for failure for the two types of trash capture systems.

The reconfiguration of the drainage basin will impede future NPDES compliance options, specifically reducing urban runoff through infiltration. Evaluate the option of infiltration for treating urban stormwater runoff. The long-term maintenance of storm water quality devices also needs to be evaluated, especially in terms of access.

Traffic Concern: Impacting the Traffic Flow in the Surrounding Area and Parking

The project is expected to generate significant traffic during special events (up to 2,046 vehicles per hour). However, the impacts to the street system including Walnut and Cherry Avenues are not addressed during peak periods (especially during school times) and special events. An analysis of the intersections along each street will be required. The special events analysis should consider the traffic at the time of the event.

Two entrances into the Kroc Center are proposed, Walnut Avenue just south of Alamitos Avenue and the parking lot entrance along Pacific Coast Highway. Walnut Street, north of Alamitos, is only 36 feet in width and currently, has parking on both sides of the street. A parking analysis for non-event peak periods should be performed and compared to the required event parking. Overflow parking during special events will greatly impact Walnut Avenue therefore a program to shuttle visitors to and from the project site must be incorporated into the environmental document to lessen the parking burden to the surrounding neighborhoods.

Ingress and egress into the parking lot shall be right-in and right-out only (no left turn movements) unless a traffic signal is considered at the intersection of the parking entrance and Pacific Coast Highway.

The amount of traffic generated for this project will have a significant impact to Walnut Street and the adjacent neighborhood. Walnut Avenue traffic carrying capacity is restrictive and may impact the additional intersections and streets north of the project site. Evaluate the need to widen and improve Walnut Avenue to accommodate such traffic, for both vehicular and pedestrian. Evaluate the need to improve the intersection of Walnut and Pacific Coast Highway including the traffic signal. Evaluate the need to improve the intersection of Walnut Avenue, 20th Street and Alamitos Avenue.

If the proposed bus stop on Walnut Avenue is approved, this new bus route will definitely impede the vehicle and pedestrian traffic. Evaluate the need to improve the streets along the new bus route to accommodate the traffic flow and bus loads.

Public Services: Impacting City's Emergency Services and Library Facility

Due to the proximity to the Kroc Center, the impacts to the City's Police Department and Los Angeles County Fire Department need to be evaluated. The City's Police Department is currently located at 1800 E. Hill Street. The City anticipates that the new police facility at 2745 Walnut Avenue will open in mid-2010.

The impacts to the City's Library facility, located at 1770 E. Hill Street, should also be evaluated.

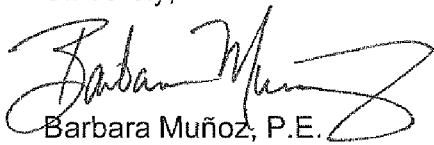
General Comment: The proposed Kroc Center will definitely be a major asset to the City of Long Beach and the surrounding community. The Salvation Army is spending millions to construct a top quality community center. Unfortunately, the proposed facility complex does not have frontage on Pacific Coast Highway (PCH) and will be hidden by older dilapidated buildings along PCH. The DEIR should explore programs that would rehabilitate the existing commercial uses adjacent to the Kroc Center, should the

Kroc Community Center – Initial Study
August 13, 2008
Page 4

Salvation Army/City of Long Beach/Long Beach Redevelopment Agency determine that these dilapidated properties cannot be integrated into the center.

Thank you for taking our comments and concerns into consideration. We look forward to receiving and reviewing the Environmental Impact Report for this project in the near future.

Sincerely,

A handwritten signature in black ink, appearing to read "Barbara Muñoz". The signature is fluid and cursive, with a large, sweeping flourish at the end.

Barbara Muñoz, P.E.
Director of Public Works



Department of Toxic Substances Control



Linda S. Adams
Secretary for
Environmental Protection

Maureen F. Gorsen, Director
9211 Oakdale Avenue
Chatsworth, CA 91311



Arnold Schwarzenegger
Governor

August 15, 2008

Ms. Jill Griffiths
City of Long Beach
Department of Development Services
333 West Ocean Boulevard, 5th Floor
Long Beach, California 90802

NOTICE OF PREPARATION OF A DRAFT ENVIRONMENTAL IMPACT REPORT FOR THE KROC COMMUNITY CENTER, SCH NO. 2008071085

Dear Ms. Griffiths:

The Department of Toxic Substances Control (DTSC) has received your Notice of Preparation of a draft Environmental Impact Report (EIR) for the project mentioned above.

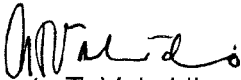
Based on the review of the document, DTSC comments are as follows:

1. The draft EIR needs to identify and determine whether current or historic uses at the Project site (Site) have resulted in any release of hazardous wastes/substances.
2. The draft EIR needs to identify any known or potentially contaminated area within the Site. For all identified areas, the draft EIR needs to evaluate whether conditions at the Site pose a threat to human health or the environment.
3. The draft EIR should identify the mechanism to initiate any required investigation and/or remediation for any area that may require remediation, and which government agency will provide appropriate regulatory oversight.
4. If during construction of the project, soil contamination is suspected, construction in the area should stop, and appropriate health and safety procedures should be implemented. If it is determined that contaminated soils exist, the draft EIR should identify how any required investigation and/or remediation will be conducted, and which government agency will provide regulatory oversight.

Ms. Jill Griffiths
August 15, 2008
Page 2

DTSC provides guidance for Preliminary Endangerment Assessment preparation and cleanup oversight through the Voluntary Cleanup Program (VCP). For additional information on the VCP please visit DTSC's web site at www.dtsc.ca.gov. If you would like to meet and discuss this matter further, please contact me at (818) 717-6550.

Sincerely,



Alberto T. Valmidiano
Project Manager
Brownfields and Environmental Restoration Program – Chatsworth Office

cc: Governor's Office of Planning and Research
State Clearinghouse
P. O. Box 3044
Sacramento, California 95812-3044

Mr. Guenther W. Moskat, Chief
Planning and Environmental Analysis Section
CEQA Tracking Center
Department of Toxic Substances Control
1001 "I" Street, 22nd Floor, M.S. 22-2
Sacramento, California 95814

From: Jill Griffiths <Jill_Griffiths@longbeach.gov>
To: ERaof@sapphosenvironmental.com
Date: Saturday, August 16, 2008 12:37AM
Subject: Fw: E-mail regarding Kroc Community Center

FYI, attached is the e-mail from the resident who's interested in supporting the proposed Kroc Center . . .

Jill Griffiths
Acting Advance Planning Officer



Building A Better Long Beach
LONG BEACH DEVELOPMENT SERVICES
333 West Ocean Blvd.
Long Beach, CA 90802
T: 562.570.6191
F: 562.570.6068
<http://lbsds.longbeach.gov/>

----- Forwarded by Jill Griffiths/CH/CLB on 08/15/2008 05:35 PM -----

Fred Peckham <fdpfinancial@hotmail.com>

To <jill_griffiths@longbeach.gov>

cc

08/06/2008 09:12 AM

Subject: Kroc Community Center

I live at 1529 Gardenia aveune and feel this is a good use of the property. What can I do to learn more and help this project.

Fred Peckham
562-591-6214

Got Game? Win Prizes in the Windows Live Hotmail Mobile Summer Games Trivia Contest [Find out how.](#)

**Lori J. Erdman
2101 E. 21st Street #112
Signal Hill, California 90755**

August 19, 2008

Ms. Jill Griffiths
Department of Development Services
City of Long Beach
333 W. Ocean Blvd., 5th Floor
Long Beach, CA 90802

Dear Ms. Griffiths:

Thank you for the opportunity to comment on the proposed development of the Kroc Community Center. I live a few blocks from this site and it is on my regular commute to and from work during the week. I have been a resident of the Long Beach area for 30 years, and unaware that Chittick Field served as a dry detention basin had been dismayed that the site was so poorly managed/maintained.

I am thrilled that there is some potential for development on the site; however, I am quite concerned about the increase in vehicular traffic especially on Walnut Ave. As I read the plans, the primary entrance will continue to be from Walnut Ave. Even though there will be an entry from PCH to the parking garage, visitors who are unfamiliar with the site or who are coming for a short period of time will enter from Walnut. I think this will result in serious traffic problems on Walnut. A stop sign or light mid-block for cars entering or exiting the site would only aggravate the problem.

The NOP indicates that Chittick Field is used for "periodic recreational activities", which I believe is an understatement. The fields there are used at least two evenings during the week, and almost all day on both Saturdays and Sundays, throughout the year. It is a popular, though horribly maintained soccer field. I have always admired the determination

of the players and families who use this field. The project plan dramatically reduces the amount of field space available for sports/recreational activities, which would be a terrible thing. While this concern might sound contradictory to my previous statements, my point is that the right project will find a balance between a reduction in the park/field space and a significant increase in traffic to the area.

I hope these concerns can be taken into consideration as the development plans are refined. If you have any questions regarding my comments, I can be reached at (562) 951-4601 or ljerdman@yahoo.com. Thank you.

Sincerely,

A handwritten signature in black ink, appearing to read "Lori J. Erdman". The signature is fluid and cursive, with the first name "Lori" being more prominent and the last name "Erdman" following in a similar style.

Lori J. Erdman

DEPARTMENT OF TRANSPORTATION
DISTRICT 7, REGIONAL PLANNING
IGR/CEQA BRANCH
100 MAIN STREET, MS # 16
LOS ANGELES, CA 90012-3606
PHONE: (213) 897-6696
FAX: (213) 897-1337



*Flex your power!
Be energy efficient!*

IGR/CEQA No. 080816AL, NOP
Kroc Community Center
Vic. LA-01/PM 5.01
SCH # 2008071085

August 20, 2008

Ms. Jill Griffiths
City of Long Beach
Department of Development Services
333 West Ocean Boulevard, 5th Floor
Long Beach CA 90802

Dear Ms. Griffiths:

Thank you for including the California Department of Transportation (Caltrans) in the environmental review process for the above referenced project. The proposed project is to construct 84,171 square-foot recreation and gymnasium center, an administration and education building, a chapel and auditorium, an aquatics center and pool plaza, four acres of playing fields, and outdoor recreation and amphitheater areas.

To assist us in our efforts to evaluate the impacts of this project on State transportation facilities, a traffic study in advance of the DEIR should be prepared. We wish to refer the project's traffic consultant to our traffic study guideline Website:

<http://www.dot.ca.gov/hq/traffops/developserv/operationalsystems/reports/tisguide.pdf>

and we list here some elements of what we generally are expecting in the traffic study:

1. Presentations of assumptions and methods used to develop trip generation, trip distribution, choice of travel mode, and assignments of trips to State Route 1 (Pacific Coast Highway). We recommend the City to determine whether project-related plus cumulative traffic is expected to cause traffic congestion on the highway.
2. Consistency of project travel modeling with other regional and local modeling forecasts and with travel data. We may use indices to check results. Differences or inconsistencies must be thoroughly explained.

3. Analysis of ADT, AM and PM peak-hour volumes for both the existing and future conditions in the affected area. Interchange Level of Service should be specified (HCM2000 method requested). Utilization of transit lines and vehicles, and of all facilities, should be realistically estimated. Future conditions would include build-out of all projects (see next item) and any plan-horizon years.
4. Inclusion of all appropriate traffic volumes. Analysis should include traffic from the project, cumulative traffic generated from all specific approved developments in the area, and traffic growth other than from the project and developments. That is, include: existing + project + other projects + other growth.
5. Discussion of mitigation measures appropriate to alleviate anticipated traffic impacts. These mitigation discussions should include, but not be limited to, the following:
 - Description of Transportation Infrastructure Improvements
 - **Financial Costs, Funding Sources and Financing**
 - Sequence and Scheduling Considerations
 - Implementation Responsibilities, Controls, and Monitoring

Any mitigation involving transit, or Transportation Demand Management (TDM) should be justified and the results conservatively estimated. Improvements involving dedication of land or physical construction may be favorably considered.

6. Specification of realistic mitigation measures. Please use the following ratio when estimating project equitable share responsibility: additional traffic volume due to project implementation is divided by the total increase in the traffic volume (see Appendix "B" of the Guidelines).

We note for purposes of determining project share of costs, the number of trips from the project on each traveling segment or element is estimated in the context of forecasted traffic volumes which include build-out of all approved and not yet approved projects, and other sources of growth. Analytical methods such as select-zone travel forecast modeling might be used.

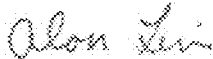
The Department as commenting agency under CEQA has jurisdiction superceding that of Metro in identifying the freeway analysis needed for this project. Caltrans is responsible for obtaining measures that will off-set project vehicle trip generation that worsens Caltrans facilities and hence, it does not adhere to the Congestion Management Plan guide of 50 or more vehicle trips added before highway analysis is needed. Los Angeles County's Congestion Management Program in acknowledging the Department's role, stipulates that Caltrans must be consulted to identify specific locations to be analyzed on the State Highway System. Therefore State Route(s) mentioned in item #1 and its facilities should be analyzed per the Department's Traffic Impact Study Guidelines. To help us determine the appropriate scope, we request that a select zone model run is performed.

We look forward to reviewing the traffic study. We expect to receive a copy from the State Clearinghouse when the DEIR is completed. However, to expedite the review process, and clarify any misunderstandings, you may send a copy in advance to the undersigned.

Per our phone conversation with Ms. Jill Griffiths on August 20, 2008, City is still accepting Notice of Preparation (NOP) comment from the reviewing agency.

If you have any questions, please feel free to contact me at (213) 897-6696 or Alan Lin the project coordinator at (213) 897-8391 and refer to IGR/CEQA No. 080816AL.

Sincerely,



for ELMER ALVAREZ
IGR/CEQA Branch Chief

cc: Scott Morgan, State Clearinghouse

APPENDIX B
AIR QUALITY TECHNICAL IMPACT REPORT

**KROC COMMUNITY CENTER
AIR QUALITY TECHNICAL IMPACT REPORT**

PREPARED FOR:

**CITY OF LONG BEACH
DEPARTMENT OF DEVELOPMENT SERVICES
333 WEST OCEAN BOULEVARD, 5TH FLOOR
LONG BEACH, CALIFORNIA 90802**

PREPARED BY:

**SAPPHOS ENVIRONMENTAL, INC.
430 NORTH HALSTEAD STREET
PASADENA, CALIFORNIA 91107**

NOVEMBER 19, 2008

TABLE OF CONTENTS

SECTIONS	PAGE
ES EXECUTIVE SUMMARY	ES-1
1.0 INTRODUCTION	1-1
1.1 Purpose and Scope	1-1
1.2 Project Location	1-1
1.3. Project Description	1-1
2.0 AIR QUALITY ANALYSIS	2-1
2.1 Pollutants and Effects	2-1
2.2 Regulatory Framework.....	2-4
2.3 Existing Air Quality Conditions	2-11
2.3.1 Regional Climate	2-11
2.3.2 Local Climate.....	2-12
2.3.3 Existing Air Monitoring Data	2-13
2.3.4 Sensitive Receptors	2-14
3.0 STUDY METHODS	3-1
4.0 SIGNIFICANCE CRITERIA	4-1
4.1 Construction Phase	4-1
4.2 Operational Phase	4-1
5.0 IMPACT ANALYSIS	5-1
5.1 Construction Phase	5-1
5.2 Operational Phase	5-7
5.3 Global Climate Change	5-9
5.4 Cumulative Impact Analysis.....	5-11
6.0 MITIGATION MEASURES AND IMPACTS AFTER MITIGATIONS	6-1
6.1 Mitigation Measures	6-1
6.2 Level of Significance After Mitigation.....	6-3
7.0 REFERENCES	7-1

TABLES	PAGE
2.2-1 Ambient Air Quality Standards	2-5
2.3.3-1 Summary of 2005–2007 Ambient Air Quality Data in the Proposed Project Vicinity.....	2-14
4.1-1 SCAQMD Daily Construction Emission Thresholds of Significance.....	4-1
4.2-1 SCAQMD Daily Operational Emission Thresholds of Significance	4-2
5.1-1 Anticipated Demolition Equipment	5-2
5.1-2 Anticipated Mass Grading Equipment.....	5-3
5.1-3 Anticipated Construction Equipment – 1	5-3

5.1-4	Anticipated Construction Equipment – 2	5-4
5.1-5	Estimated Daily Construction Emissions.....	5-5
5.2-1	Estimated Daily Operational Emissions.....	5-8

FIGURES

FOLLOWS PAGE

1.2-1	Regional Vicinity Map	1-1
1.2-2	Local Vicinity Map	1-1
2.3.4-1	Nearest Sensitive Receptors to Project Location	2-15

APPENDICES

A	Wind and Climate Data
B	2005–2007 South Coast Air Quality Management District Air Quality Data
C	URBEMIS 2007 Version 9.2.4 Output

EXECUTIVE SUMMARY

This Air Quality Technical Impact Report, in support of the proposed Kroc Community Center (proposed project), resulted in the conclusion that a significant impact to air quality would occur as a result of construction of the proposed project, but less than significant impacts to air quality would occur as a result of operation of the proposed project. This technical report addresses a 19-acre area located at 1900 Walnut Avenue in the City of Long Beach, in the County of Los Angeles, California. The site is located within the U.S. Geological Survey 7.5-Minute Series, Long Beach, California, Topographic Quadrangle.¹ The proposed project area is located within the South Coast Air Quality Management District (SCAQMD) portion of the South Coast Air Basin.

This report was prepared in order to address air quality issues identified in the Initial Study as requiring further analysis in order to define significance levels of air quality impacts pursuant to the California Environmental Quality Act. The proposed project is expected to consist of construction of a 170,536-gross-square-foot three-building recreational facility and development of the remaining 715,259-square-foot space for the parking lots, gardens, aquatic center, and sports fields. Construction is anticipated to start in 2009 and finish in 2012.

The air quality analysis resulted in eight main conclusions:

- Project construction would generate short-term emissions of criteria pollutants. Particulates would be generated from demolition and site grading, volatile organic compounds (VOCs) would be generated from paving and coating activities, and exhaust emissions would be generated from construction equipment and vehicular trips to and from the proposed project site. The daily emissions associated with the proposed project's construction activities would exceed the SCAQMD daily construction emission threshold of significance for nitrogen oxides (NO_x) and, as such, would be expected to result in a significant impact to air quality during construction. However, the emissions of other criteria pollutants associated with the proposed project are anticipated to be below SCAQMD's construction significance thresholds, and, as such, would be expected to result in a less than significant impact to air quality during construction.
- Operation of the proposed project would result in emissions of criteria pollutants due to electricity use and vehicular trips to and from the proposed project site. It is expected that maximum daily operational emissions of pollutants associated with the proposed project would not exceed the SCAQMD daily operational thresholds of significance. Therefore, the proposed project would be expected to result in a less than significant air quality impact during operation.
- Carbon monoxide (CO) concentrations generated by vehicle trips from construction workers and vehicle trips during operation of the proposed project at sensitive receptors in the vicinity of the proposed project area would be expected to be less than significant.

¹ U.S. Geological Survey. [1964] Photo Revised 1981. 7.5-Minute Series, Long Beach, California, Topographic Quadrangle. Reston, VA.

- Toxic air contaminant emissions associated with proposed project's construction and operation at sensitive receptors in the proposed project site would be expected to be below the level of significance.
- Odor impacts associated with the proposed project would be expected to have a less than significant impact level.
- The proposed project is consistent with the SCAQMD 2007 Air Quality Management Plan.
- The proposed project's construction and operational phases would not be expected to result in substantial increases in greenhouse gas emissions, and the proposed project's cumulative impact on global climate change would be expected to be less than significant.
- Implementation of mitigation measures Air-1 through Air-7 is recommended to ensure that fugitive dust and VOC emissions are reduced to below the level of significance during construction. Implementation of mitigation measures Air-8 through Air-10 would ensure that nitrogen dioxide (NO_x) emissions resulting from the proposed project would be reduced to below the level of significance.

In conclusion, the proposed project would be expected to have impacts with respect to global climate change and emissions of criteria pollutants that would be expected to be below the level of significance with the incorporation of mitigation measures.

SECTION 1.0 INTRODUCTION

1.1 PURPOSE AND SCOPE

The Air Quality Technical Impact Report was undertaken by Sapphos Environmental, Inc. for the County of Los Angeles in support of the proposed Kroc Community Center (proposed project). The aims of this study are: to evaluate potential air quality impacts associated with the proposed project; to propose mitigation measures for any significant air quality impacts caused by implementation of the proposed project; and to document the findings of significance and non-significance. The Air Quality Technical Impact Report focuses on all phases (i.e. construction, operation, and maintenance) of the proposed project as well as the proposed project's potential cumulative impacts and impacts on global climate change.

1.2 PROJECT LOCATION

The proposed project consists of up to 7 acres of development on an approximately 19-acre site located in Long Beach, California, a city in the County of Los Angeles (County). The city is located on the Pacific Coast and borders Orange County on its southeastern edge (Figure 1.2-1, *Regional Vicinity Map*). The proposed project site is located on Hamilton Bowl / Chittick Field at 1900 Walnut Avenue, Long Beach, California (Figure 1.2-2, *Local Vicinity Map*). The proposed project site appears on the U.S. Geological Survey, 7.5-Minute Series, Long Beach, California, Topographic Quadrangle.¹

1.3. PROJECT DESCRIPTION

The proposed project would consist of a recreational facility that includes both indoor and outdoor components. Up to 7 acres of the Hamilton Bowl / Chittick Field site would be developed to include a 170,536-square-foot three-building facility that would be located atop 304,920 square feet of raised building pads. Approximately 12 acres of land located around and below the building pads would continue to serve as a Flood Control Detention Basin for the City of Signal Hill, California. The pump station located at the southern ends of the Hamilton Bowl / Chittick Field site would be expanded and would remain in operation.

The construction scenario for the proposed project would include demolition of existing elements on the proposed project site; ground preparation required to create the building pads; drainage improvements related to storm water management; construction of the 170,536-gross-square-foot buildings; and development of the remaining 715,259-square-foot space for the parking lots, gardens, aquatic center, and sports fields. Therefore, demolition, major and minor site grading, soil removal, delivery and hauling of construction materials and equipment, fuel combustion by on-site construction equipment, and construction worker commute trips would be expected to occur during construction of the proposed project.

The proposed project would require approximately 29 months to complete.

¹ U.S. Geological Survey. [1964] Photo revised 1981. 7.5-Minute Series, Long Beach, California, Topographic Quadrangle. Reston, VA.





-  Proposed Project Location
-  City of Long Beach

FIGURE 1.2-1
Regional Vicinity Map

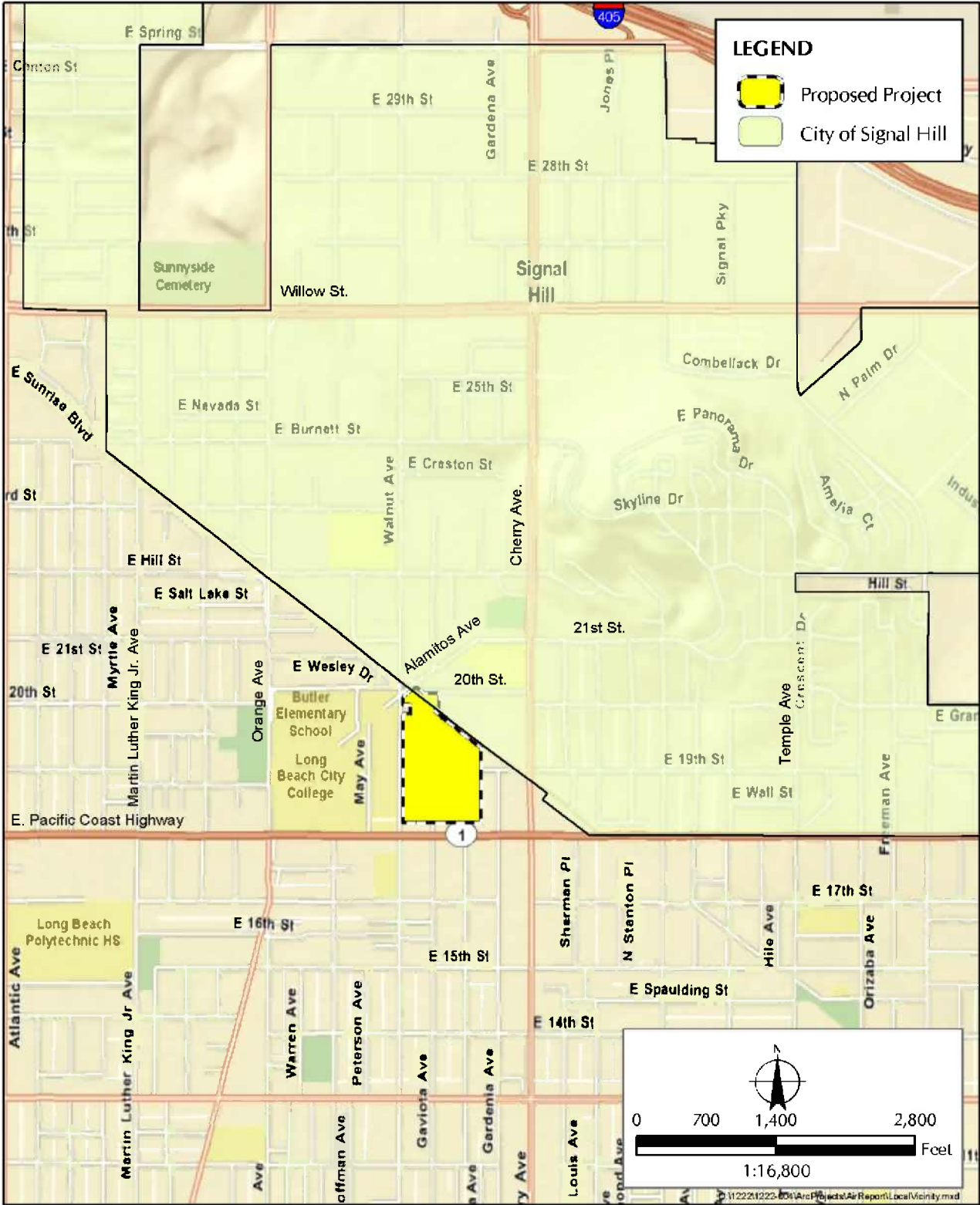


FIGURE 1.2-2
Local Vicinity Map