



**PUBLIC NOTICE  
CITY OF CUDAHY  
COMMUNITY DEVELOPMENT DEPARTMENT**



**NOTICE OF AVAILABILITY**

**Draft Environmental Impact Report (DEIR) for the Cudahy 2040 General Plan Update-SCH# 2017071071**

The City of Cudahy has prepared a DEIR that analyzes the potential environmental impacts associated with the adoption and long-term implementation of the Cudahy 2040 General Plan Update (General Plan). The General Plan is organized to address the requirements of California Government Code Sections 65450 through 65457. The DEIR includes an analysis of potential environmental impacts associated with implementation of the updated General Plan. Program-level analysis was conducted for the General Plan as a whole to account for the broad, cumulative impacts that may occur due to the anticipated, collective redevelopment of the Planning Area. Programmatic analysis focused on the long-term sub regional and regional changes that the General Plan implies and how those changes can be accommodated by areawide plans to minimize the impacts of land use decisions on the environment. The program-level analysis in the EIR is analogous with the cumulative impacts analysis required by CEQA.

The City of Cudahy (City) encompasses 1.2 square miles in southeastern Los Angeles County, approximately six miles southeast of downtown Los Angeles and the General Plan update covers the entire City. The City is trapezoidal in shape and is generally bounded by Florence Avenue to the north, Salt Lake Avenue/Union Pacific Railroad to the west, Patata Street/Southern Pacific Railroad to the south and Interstate 710/Los Angeles River to the east. The General Plan update identifies the community’s vision for the future and provides a framework to guide decision making on growth and development, aesthetics, transportation, environmental justice, and community health. The proposed General Plan Update includes the following elements: Land Use; Circulation; Air Quality; Noise; Conservation and Open Space; Mobility; Economic Development, and Safety. Also included as part of this project are revisions to the City’s Development Code intended to implement the General Plan update.

The proposed project would result in up to 1,448 additional dwelling units, an increase of roughly 1.8 million square feet of Commercial, 1.3 million square feet of Industrial and 0.7 million square feet of public/institutional uses. The Planning Area does not contain any sites listed as a hazardous waste facility, hazardous waste property, or hazardous waste disposal site as enumerated under California Government Code 65962.5. The table below provides a comparison of existing levels of development with expected realistic buildout of the Planning Area at the 2040 project horizon year. Significant and unavoidable impacts have been identified in regard to air quality and greenhouse gases, noise, and transportation/traffic.

<b>Projected Development Capacity (2017-2040), Cudahy General Plan Update Area</b>				
<b>Scenario</b>	<b>Residential (Units)</b>	<b>Commercial (square feet)</b>	<b>Industrial (square feet)</b>	<b>Public/ Institutional (square feet)</b>
<b>Existing Development (2015)<sup>1</sup></b>	5,774	351,464	755,923	175,899
<b>Buildout (2040)</b>	7,222	2,166,700	2,099,800	906,040
<b>Difference</b>	1,448	1,815,236	1,343,877	710,142

<sup>1</sup>CA Dept. of Finance - City/County Population & Housing Estimates, 2015

The DEIR is available for public review and comment for forty-five (45) days commencing Friday, December 29, 2017 and ending Monday, February 12, 2018 at 5:00 pm. Any person wishing to comment on the DEIR may provide written comments to the City during the public review period, care of Salvador Lopez, Interim Community Development Director, by February 12, 2018. The DEIR is available at Cudahy City Hall, Community Development Department, 5220 Santa Ana Street, and at the Cudahy Library, 5218 Santa Ana Street, Cudahy, California 90201. The DEIR is also available online at: <http://www.cityofcudahy.com/general-plan-update.html>

At this time, no date has been set for a public hearing on the project. For further information on future public hearings please contact Salvador Lopez, Interim Community Development Director, at (323) 773-5143 ext. 242 or [slopez@cityofcudahyca.gov](mailto:slopez@cityofcudahyca.gov).