

2. Introduction

2.1 PURPOSE OF THE ENVIRONMENTAL IMPACT REPORT

The California Environmental Quality Act (CEQA) requires that all state and local governmental agencies consider the environmental consequences of projects over which they have discretionary authority before taking action on those projects. This Draft Environmental Impact Report (DEIR) has been prepared to satisfy CEQA and the CEQA Guidelines. The Environmental Impact Report (EIR) is the public document designed to provide decision makers and the public with an analysis of the environmental effects of the proposed project, to indicate possible ways to reduce and/or avoid environmental damage and to identify alternatives to the project. The EIR must also disclose significant environmental impacts that cannot be avoided, growth inducing impacts, effects not found to be significant, and significant cumulative impacts of all past, present, and reasonably foreseeable future projects.

Pursuant to CEQA Guidelines § 15367 and Public Resources Code (PRC) § 21067, the lead agency is “the public agency which has the principal responsibility for carrying out or approving a project which may have a significant effect upon the environment”. The City of Long Beach (“City”) has the principal responsibility for approval of the Century Villages at Cabrillo Specific Plan (Specific Plan). For this reason, the City of Long Beach is the CEQA lead agency for the Specific Plan.

The intent of the DEIR is to provide sufficient information on the potential environmental impacts of the Specific Plan to allow the City to make an informed decision regarding approval of the project. Specific discretionary and non-discretionary actions to be reviewed by the City are described in Section 3.5, *Intended Uses of the EIR*.

This DEIR has been prepared in accordance with requirements of the:

- California Environmental Quality Act (CEQA) of 1970, as amended (PRC §§ 21000 et seq.)
- State Guidelines for the Implementation of the CEQA of 1970 (CEQA Guidelines), as amended (California Code of Regulations, §§ 15000 et seq.)

The overall purpose of this DEIR is to inform the lead agency, responsible agencies, decision makers, and the general public about the environmental effects of the implementation of the Specific Plan and future development that would be accommodated by the Specific Plan. This DEIR addresses effects that may be significant and adverse; evaluates alternatives to the project; and identifies mitigation measures to reduce or avoid adverse effects.

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2.2 NOTICE OF PREPARATION AND INITIAL STUDY

The City determined that an EIR would be required for the Specific Plan and issued a Notice of Preparation (NOP) and Initial Study in January 2020 (Appendix A). Comments received during the Initial Study’s public review period, from January 28 to February 26, 2020, are in Appendix B. Table 2-1 summarizes the comment letters received from commenting agencies/persons during the NOP process and identifies the section(s) of the DEIR where the issues are addressed.

Table 2-1 NOP Written Comments Summary

Commenting Agency/Person	Letter Dated	Summary of Comments	Issue Addressed In:
Agencies			
State of California Governor’s Office of Planning and Research (OPR)	January 27, 2020	<ul style="list-style-type: none"> Release of NOP and confirmation that NOP and accompanying Initial Study were routed to state agencies for review 	<ul style="list-style-type: none"> Section 2, <i>Introduction</i>
Native American Heritage Commission (NAHC)	January 28, 2020	<ul style="list-style-type: none"> Details NAHC’s role and laws pertinent to analyzing impacts to tribal cultural resources, along with the requirements of Native American consultation pursuant to Assembly Bill 52 and Senate Bill 18. Provides recommendations for cultural resource assessments 	<ul style="list-style-type: none"> Section 5.3, <i>Cultural Resources</i> Section 5.14, <i>Tribal Cultural Resources</i>
South Coast Air Quality Management District (SCAQMD)	February 11, 2020	<ul style="list-style-type: none"> Provides direction for submittal of technical documents related to air quality, health risk, and greenhouse gas analyses. Recommends methodology and compliance with SCAQMD’s CEQA Handbook. Outlines concerns about potential public health impacts of residents from being near a high-volume freeway. Provides guidance regarding residences sited near a high-volume freeway or other sources of air pollution. Provides methodology and guidance for preparing health risk assessments. Recommends resources for identifying mitigation measures and health risk reduction strategies. 	<ul style="list-style-type: none"> Section 5.2, <i>Air Quality</i> Section 5.7, <i>Greenhouse Gas Emissions</i> Appendix C
California Department of Transportation (Caltrans)	February 26, 2020	<ul style="list-style-type: none"> Notes that Senate Bill 743 and CEQA law mandate that review of transportation impacts of proposed developments use vehicle miles traveled as the primary metric in identifying transportation impacts after the July 1, 2020 statewide implementation date. Provides guidance for preparation of a traffic study and supporting documentation, including outlining mitigation measures appropriate to alleviate anticipated traffic impacts. Recommends the incorporation of multi-modal and complete streets transportation elements into the project. Encourages the City to evaluate the potential of Transportation Demand Management strategies 	<ul style="list-style-type: none"> Chapter 3, <i>Project Description</i> Section 5.10, <i>Noise</i> Section 5.14, <i>Transportation</i>

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Commenting Agency/Person	Letter Dated	Summary of Comments	Issue Addressed In:
		and Intelligent Transportation System applications in order to better manage the transportation network. <ul style="list-style-type: none"> • Outlines concerns about traffic impacts on state facilities and provides guidance on analyzing impacts to such facilities. • States that traffic noise from the adjacent freeway may negatively impact project residents and therefore should be fully analyzed and mitigated. 	
Sanitation Districts of Los Angeles County (LACSD)	March 2, 2020	<ul style="list-style-type: none"> • Provides information on existing wastewater facilities and flow and the expected flow that would be generated by the Specific Plan. • Provides information on wastewater connection fees. 	<ul style="list-style-type: none"> • Section 5.16, <i>Utilities and Service Systems</i>

Source: Appendix B of the DEIR.

A public scoping meeting was held during the NOP’s 30-day public review period, on February 5, 2020 at 5:00 PM at the Century Villages at Cabrillo Social Hall, 2001 River Avenue, Long Beach, California. The purpose of the scoping meeting was to solicit comments and concerns of interested parties regarding the Specific Plan. Environmental issues and concerns raised during the scoping meeting included air quality, building density and massing, noise and vibration, pedestrian accessibility, traffic, and water quality; all of which are fully addressed in the respective topical sections of Chapter 5 of this DEIR.

The NOP and public scoping process help determine the scope of the environmental issues to be addressed in the DEIR. Based on this process and the Initial Study for the Specific Plan, certain environmental categories were identified as having the potential to result in significant impacts. Issues considered Potentially Significant are addressed in this DEIR, but issues identified as Less Than Significant or No Impact are not. Refer to the Initial Study in Appendix A for discussion of how these initial determinations were made.

2.3 SCOPE OF THIS DEIR

The scope of the DEIR was determined based on the City’s Initial Study, comments received in response to the NOP, and comments received at the scoping meeting conducted by the City. Pursuant to Sections 15126.2 and 15126.4 of the CEQA Guidelines, the DEIR should identify any potentially significant adverse impacts and recommend mitigation that would reduce or eliminate these impacts to levels of insignificance.

The information in Chapter 3, *Project Description*, establishes the basis for analyzing future, project-related environmental impacts. However, further environmental review by the City may be required as more detailed information and plans are submitted on a project-by-project basis.

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2.3.1 Impacts Considered Less Than Significant

During preparation of the Initial Study, the City determined that four environmental impact categories were not significantly affected by or did not affect the Specific Plan. These categories are not discussed in detail in this DEIR:

- Agriculture and Forestry Resources
- Biological Resources
- Mineral Resources
- Wildfire

2.3.2 Potentially Significant Adverse Impacts

The City determined that 16 environmental factors have potentially significant impacts if the Specific Plan is implemented:

- Aesthetics
- Air Quality
- Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Noise
- Population and Housing
- Public Services
- Recreation
- Transportation
- Tribal Cultural Resources
- Utilities and Service Systems

2.3.3 Unavoidable Significant Adverse Impacts

This DEIR identifies three significant and unavoidable adverse impacts, as defined by CEQA, that would result from implementation of the Specific Plan:

- Air Quality
- Greenhouse Gas Emissions
- Noise

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Unavoidable adverse impacts may be considered significant on a project-specific basis, cumulatively significant, and/or potentially significant. Before it can approve the project, the City must prepare a “statement of overriding considerations”, attesting that the decision-making body has balanced the benefits of the proposed project against its unavoidable significant environmental effects and has determined that the benefits outweigh the adverse effects, with the identified adverse effects considered to be acceptable.

2.4 INCORPORATION BY REFERENCE

Consistent with Section 15150 of the CEQA Guidelines, some documents are incorporated by reference into this DEIR; they are available for review upon request at the City of Long Beach Development Services, Planning Counter, 411 W. Ocean Boulevard, 2nd Floor, Long Beach, CA.

- City of Long Beach General Plan
- City of Long Beach Municipal Code

In each instance where a document is incorporated by reference for purposes of this report, the EIR shall briefly summarize the incorporated document or briefly summarize the incorporated data if the document cannot be summarized. Chapter 13, *Bibliography*, provides a complete list of references utilized in preparing this DEIR.

2.5 FINAL EIR CERTIFICATION

This DEIR is being circulated for public review for 45 days pursuant to CEQA Guidelines § 15105 and PRC § 21091. Interested agencies and members of the public are invited to provide written comments on the DEIR to the City address shown on the title page of this document. The DEIR is available to the general public for review at various location:

- City of Long Beach Website: <http://www.longbeach.gov/lbds/planning/environmental/reports/>

Upon completion of the 45-day review period, the City of Long Beach will review all written comments received and prepare written responses for each. A Final EIR (FEIR) will incorporate the received comments, responses to the comments, and any changes to the DEIR that result from comments. The FEIR will be presented to the City for potential certification as the environmental document for the project. All persons who comment on the DEIR will be notified of the availability of the FEIR and the date of the public hearings before the Long Beach Planning Commission and City Council.

2.6 MITIGATION MONITORING

PRC § 21081.6 requires that agencies adopt a monitoring or reporting program for any project for which it has made findings pursuant to Public Resources Code Section 21081 or adopted a Negative Declaration pursuant to 21080(c). Such a program is intended to ensure the implementation of all mitigation measures adopted through the preparation of an EIR or Negative Declaration. The Mitigation Monitoring and Reporting Program for the Specific Plan will be completed as part of the FEIR, prior to consideration of the project by the Long Beach City Council.

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