

Notice of Intent to Adopt a Mitigated Negative Declaration

For the 21611 Perry Street Self-Storage Project

This serves as the City of Carson's Notice of Intent to adopt a Mitigated Negative Declaration for the 21611 Perry Street Self-Storage project (proposed project) prepared in accordance with the California Environmental Quality Act (CEQA), CEQA Guidelines, and local implementation procedures.

Name of Project: 21611 Perry Street Self-Storage Project

Project Location: 21611 South Perry Street, Carson, CA 90746

Lead Agency: City of Carson, Community Development Department, 701 E. Carson Street, Carson, California, 90745

Project Description: The 21611 Perry Street Self-Storage project (proposed project) is located on a 2.80-acre site at 21611 South Perry Street (project site) in the City of Carson (City). The proposed project includes the development of a self-storage facility with three buildings totaling approximately 113,714 square feet. The self-storage facility would be comprised of a mix of one- and two-story buildings with a maximum height of 31 feet. The self-storage facility would include a 2,425 square foot lobby/self-storage office area, a 1,550 square foot retail use for a cafe, and a 700 square foot retail use (likely a mail service store such as a UPS or FedEx) comprising a total of 4,675 square feet for these uses. The proposed project would provide 41 parking spaces that would be accessed from one driveway providing ingress/egress off South Perry Street. The proposed project would provide approximately 12,134 square feet of landscaping around the perimeter of the project site.

NOTICE IS HEARBY GIVEN THAT the City of Carson (City) proposes to adopt a Mitigated Negative Declaration for the above-referenced project. Such Mitigated Negative Declaration is based on the finding that, by implementing the identified mitigation measures, the project's potentially significant environmental effects will be reduced to levels that are less than significant. The reasons to support such a finding are documented by an Initial Study prepared by the City.

The Initial Study, the proposed Mitigated Negative Declaration, and supporting materials are available for review at the following locations:

- City of Carson, Community Development Department, 701 E. Carson Street, Carson, California, 90745, Monday through Thursday from 7:00 a.m. to 6:00 p.m.
- City of Carson website: <https://ci.carson.ca.us/CommunityDevelopment/PerryStorage.aspx>
- City of Carson Public Library: 151 E. Carson Street, Carson, CA 90745

Written comments regarding the proposed Mitigated Negative Declaration must be submitted to the Community Development Department **prior to 5:30 p.m. on the last day of the 30-day public review/comment period (June 27, 2022)**. All written comments should indicate a contact person for your agency or organization, if applicable, and reference the project name. Responsible agencies are requested to indicate their statutory responsibilities in connection with this project when responding.

All correspondence any questions regarding the Mitigated Negative Declaration should be directed to the following staff:

NAME: Stefanie Edmondson

TITLE: Senior Planner

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Community Development Department
701 E. Carson Street
Carson, CA 90745

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Public Review Period: Begins: May 26, 2022 Ends: June 27, 2022

Public Hearing: Consideration of adoption of the Mitigated Negative Declaration by the City of Carson Planning Commission is scheduled to take place at a future date and publicly noticed as required at the City of Carson City, Council Chambers located at 707 E. Carson Street, Carson, California.

Signature: *Stefanie Edmondson* Date: 5/26/22
Stefanie Edmondson, AICP
Senior Planner
City of Carson