

**CITY OF CARSON**  
**PLANNING COMMISSION**  
**RESOLUTION NO. 24-2862**

**A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF CARSON RECOMMENDING THAT THE CARSON CITY COUNCIL MAKE A DETERMINATION OF APPLICABILITY OF CEQA GUIDELINES SECTION 15168(c)(2) AND APPROVE ZONING TEXT AMENDMENT NO. 195-23 AND ZONE CHANGE NO. 190-23 FOR A PHASE 1 COMPREHENSIVE RESIDENTIAL AND MIXED-USE UPDATE AND AMENDMENT TO THE CARSON ZONING ORDINANCE AND ZONING MAP**

**WHEREAS**, on September 6, 2022, following a Planning Commission recommendation and duly noticed public hearings, the City Council adopted Resolution No. 22-193, adopting an addendum to a previously approved mitigated negative declaration and approving General Plan Amendment No. 22-01, a Subsequent Draft Revision to the City’s Housing Element (a part of the City’s General Plan) for the 2021-2029 planning period. The September 6, 2022 version of the adopted Housing Element was an update to a version of the Housing Element for the 2021-2029 planning period that the City Council had adopted in or about February of 2022, and contained revisions from said prior version that were made in response to comments from the California Department of Housing and Community Development (“HCD”) in the course of its review for compliance with State Housing Law requirements. Pursuant to a City Council delegation of authority set forth in Resolution No. 22-193, additional minor modifications were made via Community Development Director approval in response to further comments of HCD.

**WHEREAS**, in November of 2022, the final modified version of the 2021-2029 Housing Element was submitted for HCD review and was approved by HCD as meeting the requirements of the State Housing Law via a letter dated November 8, 2022. However, because said approval was given after October 15, 2023, HCD indicated the City must complete certain rezoning action for a determination of full compliance. Specifically, the HCD letter stated, “[t]he adopted housing element meets the statutory requirements of State Housing Element Law (Gov. Code, Article 10.6). However, the housing element cannot be found in full compliance until the City has completed necessary rezones to address the shortfall of sites to accommodate the Regional Housing Needs Allocation (RHNA) pursuant to Assembly Bill 1398 (Chapter 358, Statutes of 2021).” The final, approved version of the 2021-2029 Housing Element is available at <https://www.carson2040.com/>, where it was published in November of 2022 (“Housing Element”).

**WHEREAS**, Program 5 in Section 6.2 of the Housing Element provides that the City will undertake an update to its Zoning Ordinance to overcome governmental constraints to development in Carson, and that amendments to facilitate housing production would include the items listed in said Program 5, including (among other things) rezoning sites identified in the Housing Element’s housing sites inventory to permit anticipated allowable densities per the 2040 General Plan and to ensure compliance with all by-right requirements provided in Government Code Section 65583.2(h)-(i).

**WHEREAS**, on April 4, 2023, following a Planning Commission recommendation and duly noticed public hearings, the City Council, by adoption of Resolution No. 23-062, approved and certified a Final Environmental Impact Report (“Carson 2040 General Plan EIR”) and adopted General Plan Amendment No. 115-23, a comprehensive update and amendment to all elements of the Carson 2040 General Plan with the exception of the previously-approved Housing Element (referred to collectively with the Housing Element herein as the “Carson 2040 General Plan”), including the following elements: Land Use and Revitalization; Circulation; Community Character and Design; Recreation and Active Lifestyle; Community Health and Environmental Justice; Community Services, Education and Safety; Open Space and Environment Conservation; Noise; Economic Development; and Housing. Multiple elements of the Carson 2040 General Plan contemplate or necessitate an update to the Carson Zoning Ordinance (Chapter 1 of Article IX of the Carson Municipal Code), including the Land Use Element, which establishes a new land use framework and classifications for the City, as the City’s Zoning Ordinance is required by State law to be consistent with the City’s General Plan. The Carson 2040 General Plan and the Carson 2040 General Plan EIR are available at <https://www.carson2040.com/> and are incorporated herein by reference.

**WHEREAS**, pursuant to adoption of the Carson 2040 General Plan, the City has initiated Zoning Text Amendment (“ZTA”) No. 195-23 and Zone Change (“ZC”) No. 190-23 to effectuate Phase 1 of a comprehensive residential/mixed-use update and amendment to the Carson Zoning Ordinance and Zoning Map. More specifically, ZTA No. 195-23 will establish the permitted uses, development standards, and procedures applicable to development in the residential and residential/commercial mixed-use zoning districts of the new Carson Zoning Ordinance (specifically, the new Low Density Residential, Low-Medium Mix Residential, Medium Density Residential, High Density Residential, Corridor Mixed-Use, and Downtown Mixed-Use Zoning Districts and the Mobilehome Park Overlay District) and to residential development in the Flex District housing sites identified in the Housing Element sites inventory, to the extent provided in Exhibit “B” attached hereto, with current Carson Zoning Ordinance provisions remaining in effect as to other, non-residential development. ZC No. 190-23 will effect a zone change for the properties in said new residential and mixed-use zoning districts, and for the Flex District housing sites inventory properties to the extent necessary to carry out Program 5 of the Housing Element and gain full HCD certification, as shown/provided in Exhibit “C” attached hereto.

**WHEREAS**, these changes are intended to make the Carson Zoning Ordinance and Zoning Map consistent with the Carson 2040 General Plan, applicable state laws and City Charter provisions, and contemporary planning practices and standards, to the extent of the Phase 1 update. The comprehensive Zoning Ordinance and Zoning Map update/amendment pertaining to non-residential zoning districts and to matters left blank in Exhibits “B”-“C” attached hereto is being deferred to a Phase 2, which will be heard at a later date to be determined following a separate notice of public hearing, and the existing Carson Zoning Ordinance and Zoning Map provisions related thereto will remain in effect following adoption of Phase 1 until such time as Phase 2 is adopted. Development in such purely industrial and commercial zones involves distinct land use and planning issues, considerations and circumstances warranting separation from the housing-oriented focus of Phase 1, and is intended to be separated from the proposed Phase 1 action accordingly. Phase 1 can be implemented independently of, and does not rely upon or commit the City to adoption of, Phase 2 or any portion thereof.

**WHEREAS**, studies and investigations were made, and a staff report with recommendations was submitted, and the Planning Commission, upon giving the required notice,

did on the 31st day of January, conduct a duly noticed public hearing as required by law to consider said proposed action. Notice of the hearing was posted in the designated public places, advertised in a newspaper of general circulation, and mailed to property owners and properties Citywide by January 19, 2023.

**WHEREAS**, all of the legal prerequisites to adoption of this Resolution have occurred.

**NOW, THEREFORE, THE PLANNING COMMISSION OF THE CITY OF CARSON HEREBY FINDS, DETERMINES, AND RESOLVES AS FOLLOWS:**

**SECTION 1.** The Planning Commission finds that the foregoing recitals are true and correct, and the same are incorporated herein by reference as findings of fact based on the entire administrative record.

**SECTION 2.** The Planning Commission hereby further finds as follows:

- A. The Planning Commission hereby initiates consideration of Zoning Text Amendment No. 195-23 pursuant to Carson Municipal Code (“CMC”) Section 9172.11(A), and Zone Change No. 190-23 pursuant to CMC Section 9172.13(A), to the extent such consideration has not already been initiated.
- B. The proposed Phase I update is consistent with the Carson 2040 General Plan and all applicable specific plans.
- C. The proposed Phase I update is recommended because it will, among other things:
  1. Effectuate the rezoning required pursuant to the City’s Housing Element and satisfy the above-referenced programs and commitments made by the City in adopting its Housing Element, including satisfying Program 5 and completing the necessary rezones to address the shortfall of sites to accommodate the City’s Regional Housing Needs Allocation (RHNA) pursuant to Assembly Bill 1398 (Chapter 358, Statutes of 2021), thereby enabling the City to obtain full HCD certification of compliance with State Housing Law;
  2. Make the City’s Zoning Ordinance consistent with the Carson 2040 General Plan to the extent of the scope of the recommended Phase I update, including with respect to the land use framework and classifications set forth in the Land Use Element, thereby enabling the City to comply with State law requiring consistency of the Zoning Ordinance with the General Plan and facilitating clarity and certainty for the City and the public in regards to processing of pending development projects;
  3. Promote the compatibility of adjacent and neighboring land uses for the general public welfare;
  4. Modernize the City’s planning and land use standards and practices and bring them up to date with applicable provisions of current State law and the City’s Charter; and
  5. Carry through certain key parts of the City’s current Zoning Ordinance,

such as current CMC Section 9128.21 (“Relocation Impact Reports”) and the provisions of Ordinance No. 23-2303 regarding the Mobilehome Overlay District, without any substantive amendment.

**SECTION 3.** Based on its independent review of the analysis set forth in Exhibit “A,” attached hereto and incorporated herein by this reference as a finding of fact (the “ESA Report”), and the administrative record as a whole, pursuant to CEQA Guidelines Section 15168(c)(2), the Planning Commission, in the exercise of its independent judgment, hereby finds that pursuant to CEQA Guidelines Section 15162, no subsequent EIR would be required for the proposed activity (i.e., the proposed Phase 1 update), and the proposed activity is within the scope of the Carson 2040 General Plan EIR, and the City (via the City Council) can therefore approve the proposed activity as being within the scope of the project covered by the Carson 2040 General Plan EIR, and no new environmental document would be required for approval of the proposed activity.

Specifically, pursuant to CEQA Guidelines Section 15162, the Planning Commission finds, on the basis of substantial evidence in light of the whole record, that: (1) no substantial changes are proposed in the project which will require major revisions of the Carson 2040 General Plan EIR due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; (2) no substantial changes have occurred with respect to the circumstances under which the project is undertaken which will require major revisions of the Carson 2040 General Plan EIR due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; and (3) there is no new information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time the Carson 2040 General Plan EIR was certified as complete, that shows any of the following: (A) The project will have one or more significant effects not discussed in the Carson 2040 General Plan EIR; (B) Significant effects previously examined will be substantially more severe than shown in the Carson 2040 General Plan EIR; (C) Mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative; or (D) Mitigation measures or alternatives which are considerably different from those analyzed in the Carson 2040 General Plan EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

Accordingly, the Planning Commission hereby recommends that the City Council, based on its independent review of the ESA Study and the administrative record as a whole and in the exercise of its independent judgment, find that pursuant to CEQA Guidelines Section 15162, no subsequent EIR would be required for the proposed activity and that, pursuant to CEQA Guidelines Section 15168(c)(2), the proposed activity is within the scope of the Carson 2040 General Plan EIR, and accordingly determine, pursuant to CEQA Guidelines Section 15168(c)(2), that the City can approve the proposed activity as being within the scope of the project covered by the Carson 2040 General Plan EIR and no new environmental document would be required, and direct staff to file a notice of such determination as required by law.

**SECTION 4.**

A. Based on the foregoing, the Planning Commission hereby recommends that the City Council:

1. Approve Zoning Text Amendment (ZTA) No. 195-23, a text amendment pursuant to CMC Section 9172.11, by adopting an ordinance to enact the completed provisions of the new/updated Carson Zoning Ordinance set forth in Exhibit “B” hereto establishing the permitted uses, development standards, and procedures applicable to development in the residential and residential/commercial mixed-use zoning districts of the new Carson Zoning Code (including the Mobilehome Overlay District, which is being carried through the update without substantive amendment), and to residential development in the Flex District housing sites identified in the Housing Element sites inventory (with current Carson Zoning Ordinance provisions remaining in effect as to other, non-residential development, and to matters left blank in Exhibit “B”), subject to the following modifications:

a. Modify Section 9211.3, “Development Regulations,” including Table 9211.3, “Development Regulations – Residential Zones,” to revise Interior Side Setbacks for Medium Density Residential (MDR) to 5 ft. for lots wider than 50 ft. for multiple-family residential projects designed as detached, single-family dwellings. “Multiple-family residential projects designed as detached, single-family dwellings projects,” for purposes of this modification, is intended to refer to projects/developments where the density is multi-family, but all the units are detached units; and

b. Prohibit operation of short-term rentals in all zoning districts. Operation of a short-term rental includes advertising, offering for rent, or agreeing to rent, a short-term rental, regardless of whether a person actually occupies the short-term rental. “Short-term rental,” for purposes of this prohibition, means a dwelling unit, in whole or in part, rented for a period of thirty consecutive calendar days or less, for transient dwelling, lodging, sleeping, or special event purposes, regardless of home-sharing or subletting arrangements. For the purposes of this prohibition, rentals in exchange for non-monetary forms of compensation shall also qualify a dwelling unit as a short-term rental. Rentals of units located within city-approved hotels, motels, time-shares, and bed and breakfasts shall not be considered short-term rentals.

c. Remove and replace subsection (F)(12) of Section 93110.4 (“Standards”) of Division 10 (“Accessory Dwelling Units”) of Part 3-B with the following: “As provided for in Government Code Section 65852.2(A)(10), an accessory unit may be sold or otherwise conveyed separately from the primary residential unit subject to compliance with Government Code Section 65852.26.”

d. All instances of the term “Minor Use Permit” shall be changed to “Minor Conditional Use Permit.” All instances of the abbreviation “MNP” shall be changed to “MCUP,” which shall refer to requirement of a “Minor Conditional Use Permit.”

e. All instances of the term “Major Use Permit” shall be changed to “Conditional Use Permit.” The abbreviation “CUP” refers to requirement of a “Conditional Use Permit.”

f. Any and all modifications necessary to carry through the provisions of City Ordinance No. 23-2303 (which established the Mobile Home Park Overlay District) without substantive amendment.

2. Approve Zone Change (ZCC) No. 190-23, effecting a zone change pursuant to CMC 9172.13 for the properties delineated in Exhibit “C” hereto from their current zones to the

zones designated in Exhibit "C" hereto (with the zones of properties not delineated in Exhibit "C" hereto remaining unchanged). Notwithstanding the foregoing, and for the avoidance of doubt, the City Council, by adoption of Ordinance No. 23-2303 on May 2, 2023, has already established the Mobile Home Park Overlay District and applied it to the same properties that are delineated as being within said overlay district in Exhibit "C" hereto, and this recommended action does not effect or include any zone change pertaining to the existing Mobile Home Park Overlay District, as the intent is to carry through the provisions of City Ordinance No. 23-2303 without substantive amendment.

B. Subject to compliance with applicable law, the Planning Commission hereby authorizes the Community Development Director or his or her designee to:

1. Make edits to effectuate the modifications set forth in subparagraphs (A)(1)(a) – (A)(1)(f), inclusive, of this Section; and


2. Make other minor, technical and/or non-substantive modifications to said Exhibits "B" and "C" and/or associated documents in connection with presenting them for City Council consideration; any such modifications shall be deemed included in the Planning Commission's recommendation of approval to the City Council pursuant to this Resolution.

**SECTION 5.** The Secretary of the Planning Commission shall certify to the adoption of this Resolution and transmit a copy of this Resolution to the City Council via the City Clerk.

**PASSED, APPROVED, AND ADOPTED THIS 31st DAY OF JANUARY 2024.**

  
**LOUIE DIAZ**  
**INTERIM VICE CHAIR**

**ATTEST:**

  
**SANDY SOLIS**  
**SECRETARY**



# memorandum

date January 25, 2024

to Saied Naaseh, Community Development Director, City of Carson

cc Christopher Palmer, Planning Manager, City of Carson

from Paul Stephenson, AICP, Senior Management Associate

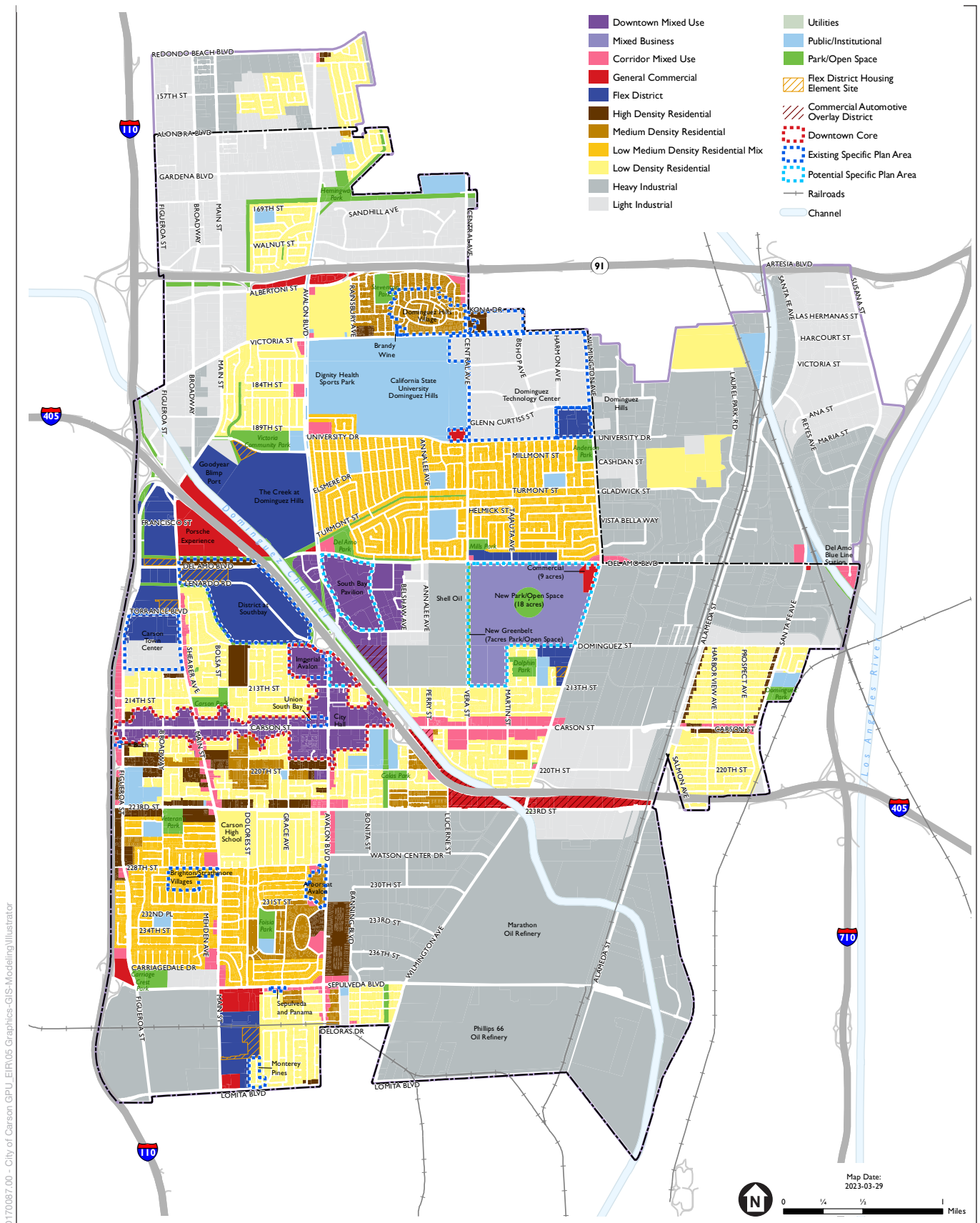
subject City of Carson Phase 1 Zoning Update

## Introduction

This memorandum determines if the City of Carson's proposed Phase 1 Zoning Code update (hereafter referred to as 'proposed project') is within the scope of the analysis provided in the City's Final Environmental Impact Report (hereafter referred to as the 2023 EIR) for the City of Carson's 2040 General Plan Update (hereafter referred to as Carson 2040 GPU). The Carson 2040 GPU, which was adopted by the City Council on April 4, 2023, establishes the City's vision and capacity for development of the City through the year 2040.

The Zoning Code is the mechanism that implements the General Plan land use pattern through the provision of specific development standards that address land use, density, lot coverages, lot sizes and setbacks, building sizes, landscaping, and parking, among others. Since adoption of the Carson 2040 GPU and certification of the 2023 EIR, the City has initiated an update to the residential portion of its Zoning Code to implement the land use patterns and development framework established by the Carson 2040 GPU. In addition, the proposed project would amend the City's existing Zoning Code to promote and enhance the public health, safety, and welfare of the residents of the city. As required by State law, a City's Zoning Code must be consistent with its General Plan goals and policies.

The Carson 2040 GPU, specifically the Land Use and Revitalization Element and the Carson Land Use Diagram (Figure 1) in the element, classifies and represents the different land use types and locations where growth and development under the Carson 2040 GPU is expected (or desired) to occur or where locations should be protected from future development. The proposed project would then follow and allow the City to designate residential zoning designations (Figure 2) that would better articulate the City's growth, uses and character as envisioned by the Carson 2040 GPU.



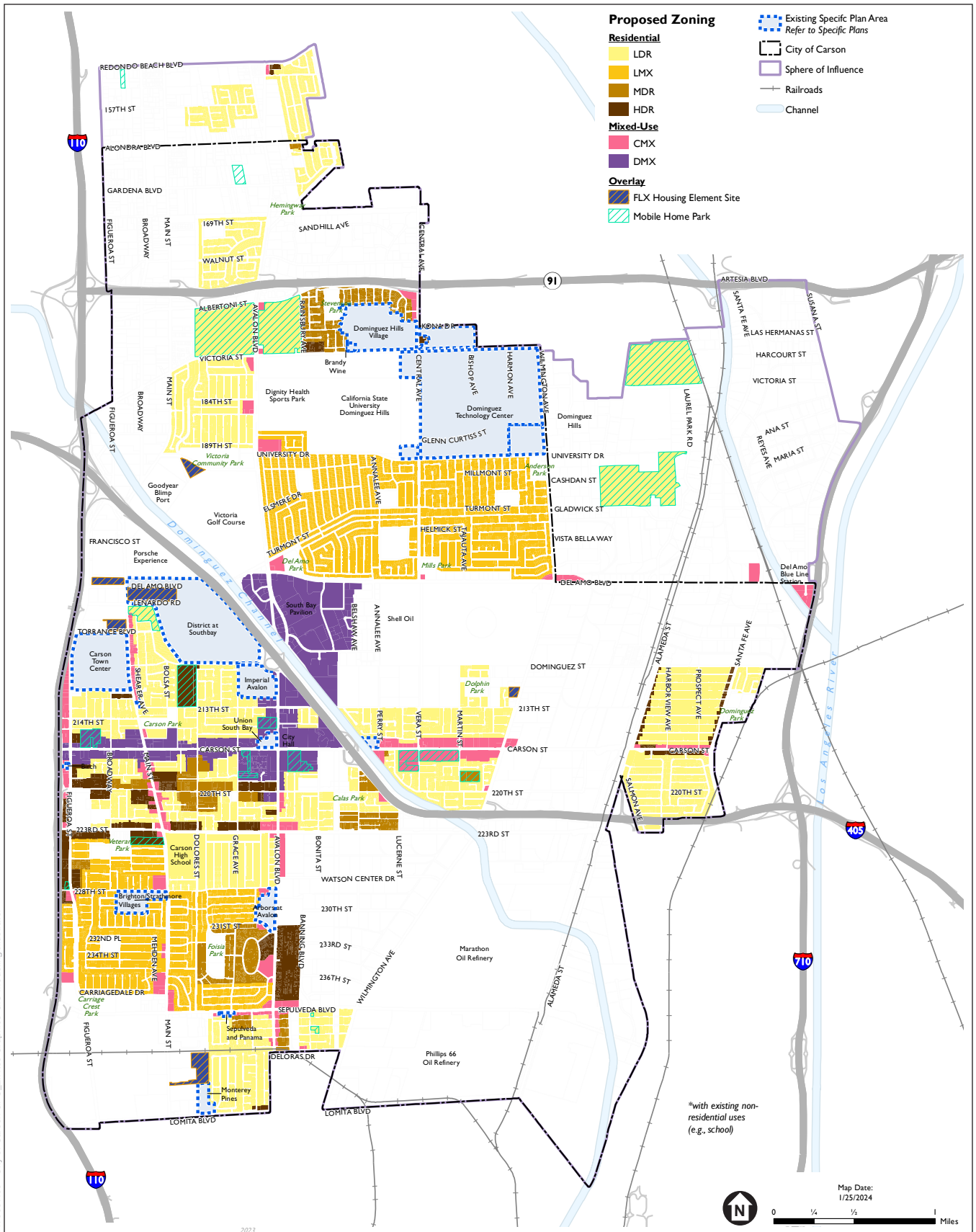
SOURCE: County of Los Angeles, 2017; City of Carson, 2020; Dyett & Bhatia, 2023

City of Carson GPU EIR

**Figure 1**  
General Plan Land Use Diagram







SOURCE: County of Los Angeles, 2017; City of Carson, 2020; Dyett & Bhatia, 2023

City of Carson GPU EIR

**Figure 2**  
Draft Zoning Map  
Phase 1



## **Project Background**

### ***Project Location***

The City of Carson is in the South Bay region of southern Los Angeles County. The city is located about 13 miles south of downtown Los Angeles. Interstate 405 runs through Carson, and Interstates 110 and 710 are located just outside the city boundaries, connecting Carson to other communities throughout the region. The City comprises approximately 10,151 acres, or about 15.7 square miles, and is generally bound by East Alondra Boulevard and the city of Compton on the north, the city of Long Beach on the east, the Los Angeles neighborhood of Wilmington on the south, and I-110 and South Figueroa Street on the west.

### ***Proposed Project***

California Government Code Section §65860(a) requires that a jurisdiction's zoning ordinance be consistent with its General Plan or any updates to its General Plan. The City is proposing to amend the residential portions of its existing Zoning Ordinance (Phase 1) to ensure compatibility with the amount of residential growth established by the recently adopted Carson 2040 GPU. In particular, the proposed project is intended to implement the amount of residential growth established by the City's Housing Element which was adopted in September 2022 and approved with changes by the California Department of Housing and Community Development (HCD) in November 2022. The 2023 EIR for the Carson 2040 GPU analyzed the environmental impacts of full buildout, including residential and nonresidential development, allowed under the Carson 2040 GPU. Though the City intends to update the non-residential portions of its Zoning Code at a later date, the update to the residential portion of the Zoning Code is not dependent upon the future update related to non-residential uses. Thus, the update to the residential portion of the Zoning Code may be implemented independently of any future updates to the non-residential part of the Zoning Code.

Overall, it is expected that implementation of the Carson 2040 GPU would result in up to 13,690 new residential units with a population increase of 43,500 new residents by 2040. This estimate is primarily a product of the density allowed in each residential land use designation and was calculated at a moderate rate based on estimated development potential. It is doubtful that the amount of residential development that would take place under the proposed project would exceed the amount of development contemplated under the 2040 Carson GPU as constraints posed by development requirements contained in the code (i.e., setbacks, height limits, etc.) would likely result in fewer residential uses overall.

The proposed Zoning Code update would eliminate the three existing residential districts, two existing mixed-use districts, and the existing mixed-use overlay district in the City's existing Zoning Code and replace them with four residential districts, three mixed-use districts, one flex use district, one flex housing element site overlay district, and a mobile home park overlay district. However, it should be noted that the mobile home park overlay district that is part of the existing Zoning Code shall remain in the Zoning Code. This Zoning Code update does not make any amendments or changes to mobile home park overlay district, its boundaries or its regulations.

### **CEQA Guidelines Applicability**

As discussed in Chapter 1, *Introduction*, of the 2023 EIR, the 2023 EIR analyzed the potential environmental effects of the Carson 2040 GPU at a program level (pp. 1-3 and 1-4). The purpose of the programmatic analysis was to evaluate the potential environmental effects of the Carson 2040 GPU as a whole, rather than analyzing the impacts of individual projects that may be implemented under the program or plan. As discussed in Chapter 2, *Project Description*, of the 2023 EIR, projects such as the proposed Zoning Code update were anticipated to

implement the vision of the Carson 2040 GPU and ensure consistency of the adopted plan with the zoning code (pp. 2-25 and 2-26).

California Environmental Quality Act (CEQA) Guidelines Section 15168 (Program EIR), subsection (c) states that “later activities in the program must be examined in the light of the program EIR to determine whether an additional environmental document must be prepared.” Furthermore, sub-subsection 15168(c)(2) states that if the lead agency finds pursuant to CEQA Guidelines Section 15162 (Subsequent EIRs and Negative Declarations) that no subsequent EIR would be required, “the agency can approve the activity as being within the scope of the project covered by the program EIR, and no new environmental document would be required.”

According to CEQA Guidelines section 15162, once an EIR has been certified, no subsequent or supplemental EIR shall be prepared for a project unless the lead agency determines that one or more of the following occurs:

- (1) Substantial changes are proposed in the project which will require major revisions of the previous EIR or negative declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects;
- (2) Substantial changes occur with respect to the circumstances under which the project is undertaken which will require major revisions of the previous EIR or negative declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; or
- (3) New information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified as complete or the negative declaration was adopted, shows any of the following:
  - a. The project will have one or more significant effects not discussed in the previous EIR or negative declaration;
  - b. Significant effects previously examined will be substantially more severe than shown in the previous EIR;
  - c. Mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative; or
  - d. Mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

## Findings

The following discussion addresses each of the environmental issues analyzed in the 2023 EIR for the Carson 2040 GPU pursuant to CEQA Guidelines Section 15162(c)(2) to determine if the proposed Zoning Code update is within the scope of the 2023 EIR, and thus if subsequent environmental analysis is required. These environmental issues include aesthetics, air quality, biological resources, 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, and utilities and service systems.

## ***Aesthetics***

### **Impact Summary**

#### **Scenic Vistas**

As discussed in Section 3.1, *Aesthetics*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not have a substantial adverse effect on a scenic vista as land use designations under the adopted plan focus development on portions of the Planning Area that are already developed, and thus would relieve pressure to develop in open space and natural areas. In addition, the Carson 2040 GPU includes several policies that would regulate scenic quality and resources. For these reasons, the 2023 EIR found that this impact would be less than significant.

#### **Scenic Resources**

As discussed in Section 3.1, *Aesthetics*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not substantially damage scenic resources, including, but not limited to, trees, rock outcroppings, and historic buildings, within a state scenic highway as there are no adopted or eligible state scenic highways located in Carson. As a result, the 2023 EIR determined that no impact would occur.

#### **Consistency with Applicable Zoning and Regulations Governing Scenic Quality**

As discussed in Section 3.1, *Aesthetics*, of 2023 EIR, future development allowed under the Carson 2040 GPU would not result in development that would conflict with applicable zoning and other regulations governing scenic quality as future development in the city would adhere to Carson Municipal Code provisions relating to development review and subdivision design and proposed General Plan policies that are intended to complement and further these provisions. For these reasons, the 2023 EIR concluded that this impact would be less than significant.

#### **Light and Glare**

As discussed in Section 3.1, *Aesthetics*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not create a new source of substantial light or glare that would adversely affect day or nighttime views in the area as future development would be required to comply with provisions within the Carson Municipal Code that would limit light and glare from new non-residential and residential development. In addition, the Carson 2040 GPU includes a policy that requires that a buffer be placed between industrial uses and existing or permitted residential, parks, schools, or other sensitive uses. For these reasons, the 2023 EIR found that this impact would be less than significant.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as the proposed Zoning Code update would not generate residential development beyond what was envisioned under Carson 2040 GPU, the proposed project would not create any new significant impacts related to aesthetics, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic. In addition, residential development that would occur under the proposed Zoning Code update would still be required to adhere to applicable policies in the Carson 2040 GPU that regulate scenic quality and resources as well as provisions within the Carson Municipal Code that regulate light and glare with the intent of avoiding or reducing environmental impacts.

## ***Air Quality***

### **Impact Summary**

#### **Air Quality Plan**

As discussed in Section 3.2, *Air Quality*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not conflict with or obstruct implementation of the applicable air quality plan during construction and operation as individual projects would be required to follow existing state and local rules and regulations to minimize short-term and long-term emissions, and thus would be consistent with and meet or exceed the requirements for control strategies found in the applicable air quality plan. In addition, as the applicable air quality plan is based on growth projections derived from the general plans of local jurisdictions with the air basin, as long as future growth in the city is consistent with the Carson 2040 GPU, it would not conflict with the applicable air quality plan. For these reasons, the 2023 EIR found that this impact would be less than significant.

#### **Criteria Pollutants**

As discussed in Section 3.2, *Air Quality*, of the 2023 EIR, future development allowed under the Carson 2040 GPU could result in a cumulatively considerable net increase of criteria pollutants for which the project region is non-attainment as the construction and operation of individual future projects would generate emissions of criteria pollutants that could exceed regional significance thresholds. Even with the implementation of project specific mitigation measures (MM AQ-1 and MM AQ-5), the 2023 EIR determined that this impact would not be reduced to a less-than-significant level. As a result, the 2023 EIR concluded that this impact would be significant and unavoidable.

#### **Substantial Pollutant Concentrations**

As discussed in Section 3.2, *Air Quality*, of the 2023 EIR, future development allowed under the Carson 2040 GPU could expose sensitive receptors to substantial pollutant concentrations as the construction and operation of individual future projects would generate emissions of NO<sub>x</sub>, CO, PM<sub>10</sub>, and PM<sub>2.5</sub> that could exceed local significance thresholds established by the SCAQMD. In addition, the construction and operation of individual future projects could expose nearby sensitive receptors to levels of toxic air contaminants that could result in a potential increase in cancer, acute, and/or chronic risk. Even with the implementation of project specific mitigation measures (MM AQ-6 and MM AQ-7), the 2023 EIR found that this impact would not be reduced to a less-than-significant level. As a result, the 2023 EIR determined that this impact would be significant and unavoidable.

#### **Odors**

As discussed in Section 3.2, *Air Quality*, of the 2023 EIR, future development allowed under the Carson 2040 GPU could result in odors affecting a substantial number of people during both construction and operation as it is possible that some future development allowed under the adopted plan could be large enough in scale and/or intensity such that substantial odors are generated. Therefore, the 2023 EIR concluded that construction activities associated with

future development under the Carson 2040 GPU could result in a significant and unavoidable impact with respect to odors.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use designations identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as the proposed Zoning Code update would not generate residential development beyond what was envisioned under Carson 2040 GPU, the proposed project would not generate emissions beyond what was reported in the 2023 EIR. Therefore, the proposed project would not create any new significant impacts related to air quality, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic. Furthermore, residential development that would occur under the proposed Zoning Code update would be required to comply with mitigation measures MM AQ-1 through AQ 7 which would address issues related to the emission of criteria pollutants and pollutant concentrations that exceed SCAQMD thresholds.

### **Biological Resources**

#### **Impact Summary**

##### **Special-Status Species**

As discussed in Section 3.3, *Biological Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU could have a substantial adverse effect on special-status plant and wildlife species that occur within the Planning Area. However, with adherence to applicable policies in the Carson 2040 GPU related to the protection of biological resources, compliance with all applicable laws, regulations, and ordinances related to the protection of special-status plant and wildlife species, and implementation of mitigation measures (MM BIO-1 through MM BIO-9), the 2023 EIR found that this impact would be reduced to a less-than-significant level.

##### **Riparian Habitat or Sensitive Natural Habitat**

As discussed in Section 3.3, *Biological Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU could have a substantial adverse effect on riparian habitat or other sensitive natural communities that occur within the Planning Area. However, with adherence to applicable policies in the Carson 2040 GPU related to the protection of biological resources, compliance with all applicable laws, regulations, and ordinances related to the protection of riparian habitat or other sensitive natural communities, and with the implementation of mitigation measures (MM BIO-10 and MM BIO-11), the 2023 EIR determined that this impact would be reduced to a less-than-significant level.

##### **State or Federally Protected Wetlands**

As discussed in Section 3.3, *Biological Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not have a substantial adverse effect on state or federally protected wetlands as wetlands

in the city are either deed-restricted or under the control of other governmental entities (e.g., Los Angeles County Sanitation Districts). As a result, the 2023 EIR concluded that no impact would occur.

#### **Wildlife Corridors or Wildlife Nursery Sites**

As discussed in Section 3.3, *Biological Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU could interfere substantially with the movement of any native resident or migratory fish or wildlife species or with established native resident or migratory wildlife corridors or impede the use of native wildlife nursery sites. However, with adherence to applicable policies in the Carson 2040 GPU related to the protection of biological resources, compliance with all applicable laws, regulations, and ordinances related to the protection of wildlife corridors or wildlife nursery sites, and implementation of mitigation measures (MM BIO-5, MM BIO-10 and MM BIO-11), the 2023 EIR found that this impact would be reduced to a less-than-significant level.

#### **Conflict with Tree Preservation Policy or Ordinance**

As discussed in Section 3.3, *Biological Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not conflict with any local policies or ordinances protecting biological resources, such as a tree preservation policy or ordinance, as future development would be subject to the City's and County's tree preservation ordinances. As a result, the 2023 EIR determined that no impact would occur.

#### **Conflict with Adopted Habitat Conservation Plan or Natural Community Conservation Plan**

As discussed in Section 3.3, *Biological Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan, as there are no such plans applicable to the Planning Area. As a result, the 2023 EIR concluded that no impact would occur.

#### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as with the Carson 2040 GPU, residential development that would occur under the proposed Zoning Code update would also have the same potential to have a substantial adverse effect on special-status species, riparian habitat or sensitive natural habitat, and wildlife corridors or wildlife nursery sites as the area where development could occur (City limits) would remain the same as under the adopted plan. Residential development that would occur under the proposed Zoning Code update would still be required to adhere to applicable federal, state, and local regulations protecting biological resources such as the City's tree ordinance and comply with mitigation measures MM BIO-1 through MM BIO-11 which would address issues related to special-status species, riparian habitat or sensitive natural habitat, and wildlife corridors or wildlife nursery sites. Furthermore, as with the adopted plan, residential development that would occur under the proposed Zoning Code update would still not have a substantial adverse effect on state or federally protected

wetlands as wetlands in the city are either deed-restricted or under the control of other governmental entities nor would it conflict with the provisions of an adopted Habitat Conservation Plan, Natural Community Conservation Plan, or other approved local, regional, or state habitat conservation plan as none apply to the area potentially affected (City limits). Finally, like the Carson 2040 GPU, residential development that would occur under the proposed Zoning Code update would still be subject to the City's and County's tree preservation ordinances. Therefore, the proposed project would not create any new significant impacts related to biological resources, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## **Cultural Resources**

### **Impact Summary**

#### Historic Resources

As discussed in Section 3.4, *Cultural Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU could cause a substantial adverse change in the significance of a historical resource pursuant to Section 15064.5. Even with adherence to applicable policies in the Carson 2040 GPU related to the protection of cultural resources and implementation of MM-CUL-1, the 2023 EIR found that this impact would not be reduced to a less-than-significant level. As a result, the 2023 EIR found that this impact would be significant and unavoidable.

#### Archaeological Resource

As discussed in Section 3.4, *Cultural Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU could cause a substantial adverse change in the significance of an archaeological resource pursuant to Section 15064.5. However, with the implementation of MM CUL-2, the 2023 EIR found that this impact would be reduced to a less-than-significant level.

#### Human Remains

As discussed in Section 3.4, *Cultural Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU could disturb human remains, including those interred outside of formal cemeteries. However, as future development under the Carson 2040 GPU would adhere to applicable state regulations governing the discovery of human remains, the impact with respect to human remains would be less than significant.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as with the Carson 2040 GPU, residential development that would occur under the proposed Zoning Code update would also have the same potential to cause a substantial adverse change in the significance of a historical resource and to disturb archaeological resources, including human remains, as the area where development could occur (City limits) would remain the same as under the adopted



plan. Residential development that would occur under the proposed Zoning Code update would still be required to adhere to applicable federal, state, and local regulations protecting cultural resources such as those governing the discovery of human remains and comply with mitigation measures MM CUL-1 and CUL-2 which would address issues related to historic and archaeological resources. Therefore, the proposed project would not create any new significant impacts related to cultural resources, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## **Energy**

### **Impact Summary**

#### **Wasteful, Inefficient, or Unnecessary Consumption of Energy Resources**

As discussed in Section 3.5, *Energy*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not result in a potentially significant environmental impact due to wasteful, inefficient, or unnecessary consumption of energy resources for several reasons. During the construction, electricity use would be short-term, limited to working hours, and used only for necessary construction-related activities. Furthermore, the use of natural gas during construction would be of limited amounts and on a temporary basis and would specifically be used to replace or offset diesel-fueled equipment. Finally, fuel-efficient construction equipment would be utilized, and construction equipment and vehicles would also be required to comply with anti-idling regulations. With respect to operation, all new development under the Carson 2040 GPU would comply with the applicable provisions of Title 24 and the CALGreen Code. In addition, the location, design, and land uses of the growth anticipated under the Carson 2040 GPU would implement land use and transportation strategies aimed at reducing vehicle trips, and thus would reduce the consumption of fuel. For these reasons, the 2023 EIR found that this impact would be less than significant.

#### **Conflict with State or Local Renewable Energy Plan**

As discussed in Section 3.5, *Energy*, of the 2023 EIR, construction of development permitted by the Carson 2040 GPU would not conflict with or obstruct a state or local plan for renewable energy or energy efficiency as individual projects would utilize construction contractors who must demonstrate compliance with applicable regulations. In addition, truck fleet operators must upgrade their fleets with vehicles that meet adopted fuel-efficiency standards for medium- and heavy-duty trucks. With respect to operation, individual projects would be designed in a manner that is consistent with relevant energy conservation plans created to encourage development that results in the efficient use of energy resources. Furthermore, the Carson 2040 GPU incorporates the policies for energy efficiency and renewable energy that are found in the City's Climate Action Plan (CAP). For these reasons, the 2023 EIR found that this impact would be less than significant.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as the proposed Zoning Code update would not generate residential development beyond what was envisioned under Carson 2040 GPU, the proposed project would not create any new significant impacts related to energy, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic. In addition, residential development that would occur under the proposed Zoning Code update would still be required to adhere to applicable federal, state, and local regulations that were established to reduce energy consumption such as Title 24 and the CALGreen Code and the City's CAP.

## **Geology and Soils**

### **Impact Summary**

#### **Geologic Hazards**

As discussed in Section 3.6, *Geology and Soils*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not directly or indirectly cause substantial adverse effects involving the risk of geologic hazards as the potential for seismic hazards due to fault rupture, ground shaking, and seismically induced landslides in Carson is relatively low due to the limited presence of known faults and absence of landslide hazard areas in the Planning Area. However, a significant portion of Carson is subject to liquefaction. All future development allowed under the Carson 2040 GPU would be required to prepare a geotechnical investigation report as part of the environmental and building permit process, and follow policies listed in the adopted plan, which require that projects adhere to state and local regulations, such as California Building Code (CBC), to address seismic hazards. As a result, the 2023 EIR found that this impact would be less than significant.

#### **Soil Erosion or Loss of Topsoil**

As discussed in Section 3.6, *Geology and Soils*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not result in substantial soil erosion or the loss of topsoil as the adopted plan includes policies that require the use of best management practices (BMPs) to control soil erosion during and after ground-disturbing activities. In addition, future development that disturbs more than one acre would be subject to compliance with a NPDES permit, which would include implementation of BMPs and preparation of a Storm Water Pollution Prevention Plan (SWPPP), which would include erosion prevention measures that have proven effective in limiting soil erosion and loss of topsoil. As a result, the 2023 EIR found that this impact would be less than significant.

#### **Unstable and Expansive Soils**

As discussed in Section 3.6, *Geology and Soils*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not have a significant impact with respect to unstable soils, such as on- or off-site landslide, lateral spreading, subsidence, liquefaction, or collapse, and expansive soils as the adopted plan includes policies that address risk of exposure to geologic hazards by mandating site-specific geotechnical investigations be prepared in areas of high liquefaction and requiring that all geotechnical design requirements for projects are adhered to. As a result, the 2023 EIR found that this impact would be less than significant.

#### **Paleontological Resources**

As discussed in Section 3.6, *Geology and Soils*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not directly or indirectly destroy a unique paleontological resource or site or unique geologic feature as policies in the adopted plan require the preparation of site-specific paleontological studies prior to development and paleontological resources monitoring for any project that has a high potential for encountering

subsurface paleontological resources. As a result, the 2023 EIR found that this impact would be less than significant.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. As a regulatory document, the proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as with the Carson 2040 GPU, residential development that would occur under the proposed Zoning Code update would also face the same risks and issues associated with geologic hazards, soil erosion or loss of topsoil, and unstable and expansive soils as the area where development could occur (City limits) would remain the same as under the adopted plan. Furthermore, residential development that would occur under the proposed Zoning Code update would also have the same risk of encountering subsurface paleontological resources for the same reason. Residential development that would occur under the proposed Zoning Code update would still be required to adhere to state and local regulations that address seismic hazards, unstable soils, and erosion such as the CBC and NPDES construction permit requirements. Therefore, the proposed project would not create any new significant impacts related to geology and soils, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## ***Greenhouse Gas Emissions***

### **Impact Summary**

#### **Emissions**

As discussed in Section 3.7, *Greenhouse Gas Emissions*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not generate GHG emissions, either directly or indirectly, that may have a significant impact on the environment during construction as each future project developed under the adopted plan would be required to comply with applicable federal, state, and local regulations that would reduce the amount of GHG emissions generated by construction equipment and activities. With respect to operation, future development allowed under the Carson 2040 GPU would not generate GHG emissions, either directly or indirectly, that may have a significant impact on the environment as the net change in operational emissions from existing conditions (2016) compared to existing plus buildout of new development under the adopted plan in 2040 would be negative. For these reasons, the 2023 EIR found that this impact would be less than significant.

#### **Conflict with Greenhouse Gas Reduction Plans, Policies, and Regulations**

As discussed in Section 3.7, *Greenhouse Gas Emissions*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not conflict with any applicable plan, policy or regulation adopted for the purpose of reducing the emissions of GHGs as development permitted under the adopted plan would be consistent with applicable climate change scoping plan GHG reduction strategies. In addition, it is reasonable to expect the GHG emissions from future development anticipated by the Carson 2040 GPU would decline over time due to regulatory initiatives and technical innovations, and thus development permitted by the adopted plan would not

conflict with or interfere with the ability of the state to achieve its GHG reduction goal of 80 percent below 1990 levels by 2050 as stated in Executive Order S-3-05. In addition, future development allowed under the Carson 2040 GPU would be consistent with applicable 2020-2045 SCAG RTP/SCS (Connect SoCal) actions and strategies, which serve to reduce GHG emissions generated by the transportation sector by aligning transportation, land use, and housing strategies. Finally, the development permitted by the Carson 2040 GPU would be required to be consistent with the City's CAP. For these reasons, the 2023 EIR found that this impact would be less than significant.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as the proposed Zoning Code update would not generate residential development beyond what was envisioned under Carson 2040 GPU, the proposed project would not generate GHG emissions beyond what was reported in the 2023 EIR. Therefore, the proposed project would not create any new significant impacts related to GHG emissions, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic. In addition, residential development that would occur under the proposed Zoning Code update would be required to adhere to applicable federal, state, and local regulations established to reduce GHG emissions such as the City's CAP.

### ***Hazards and Hazardous Materials***

#### **Impact Summary**

##### **Routine Use, Transportation, Disposal, or Accidental Release of Hazardous Materials**

As discussed in Section 3.8, *Hazards and Hazardous Materials*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not create a significant hazard to the public or the environment through the routine use, transport, disposal, or accidental release of hazardous materials as the construction and operation of future development allowed under the adopted plan would adhere to applicable federal, state, and local regulations governing the transportation, use, handling, and disposal of hazardous materials. As a result, the 2023 EIR found that this impact would be less than significant.

##### **Emit Hazardous Emissions, Handle Hazardous Materials, etc., near a School**

As discussed in Section 3.8, *Hazards and Hazardous Materials*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not result in hazardous emissions or the handling of hazardous or acutely hazardous materials, substances, or waste within one-quarter mile of an existing or proposed school site as existing and future development under the adopted plan in the vicinity of an existing or proposed school site would adhere to applicable federal, state, and local regulations governing the transportation, use, handling, and disposal of hazardous materials. As a result, the 2023 EIR found that this impact would be less than significant.

### Hazardous Materials Sites

As discussed in Section 3.8, *Hazards and Hazardous Materials*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not create a significant hazard to the public or environment from a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5 as future development under the adopted plan would adhere to applicable federal, state, and local regulations that provide procedures for the testing, handling, disposal, and remediation of hazardous materials. As a result, the 2023 EIR found that this impact would be less than significant.

### Airport Land Use Plan Conflicts

As discussed in Section 3.8, *Hazards and Hazardous Materials*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not be located within an airport land use plan or, where such plan has not been adopted, within two miles of a public airport or public use airport as future development under the adopted plan would not fall within the noise contours or airport influence area of the Compton/Woodley Airport, which is the only airport located within two miles of the city limits. As a result, the 2023 EIR found that this impact would be less than significant.

### Emergency Response Plan

As discussed in Section 3.8, *Hazards and Hazardous Materials*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not impair implementation of or interfere with an adopted emergency response plan or emergency evacuation plan as future development under the adopted plan would be required to be consistent with policies contained in the Carson 2040 GPU that require the City to ensure adequate emergency access. As a result, the 2023 EIR found that this impact would be less than significant.

### Wildland Fire Hazards

As discussed in Section 3.8, *Hazards and Hazardous Materials*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not expose people or structures, either directly or indirectly, to a significant risk of loss, injury, or death involving wildland fires as the city is not located in a Very High Fire Hazard Severity Zone. In addition, construction of future development would comply with all applicable fire protection and prevention regulations specified in the California Fire Code, Hazardous Materials Transportation regulations, and Cal/OSHA regulations. As a result, no impact would occur.

### Adequacy of EIR Analysis

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as with the Carson 2040 GPU, residential development that would occur under the proposed Zoning Code update would also not fall within the noise contours or airport influence area of the Compton/Woodley Airport or be located in a Very High Fire Hazard Severity Zone as the area where development could occur (City limits) would remain the same as under the adopted plan. In addition, in terms of

the routine use, transportation, disposal, or accidental release of hazardous materials, hazardous emissions or the handling of hazardous or acutely hazardous materials, substances, or waste near a school, and hazardous material sites, residential development that would occur under the proposed Zoning Code update would also still remain subject to federal, state, and local laws and regulations pertaining to the transport, use, disposal, handling, and storage of hazardous waste, as well as laws pertaining to the use and cleanup of contaminated sites. Finally, with respect to the impairment or interference of an emergency response plan, future development under the proposed project would still be required to comply with City policies concerning emergency access, response, and evacuation procedures and all applicable fire protection and prevention regulations specified in the California Fire Code, Hazardous Materials Transportation regulations, and Cal/OSHA regulations. Therefore, the proposed project would not create any new significant impacts related to hazards or hazardous materials, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## ***Hydrology and Water Quality***

### **Impact Summary**

#### **Water Quality**

As discussed in Section 3.9, *Hydrology and Water Quality*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not violate any water quality standards or waste discharge requirements or otherwise substantially degrade water quality as future development under the adopted plan would adhere to applicable federal, state, and local regulations pertaining to water quality. In addition, the Carson 2040 GPU contains policies that promote improved water quality in the city and continued compliance with federal, state, and local water quality regulations, which would ensure that water quality is protected to the maximum extent practicable. As a result, the 2023 EIR found that this impact would be less than significant.

#### **Groundwater**

As discussed in Section 3.9, *Hydrology and Water Quality*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not substantially deplete groundwater supplies or interfere substantially with groundwater recharge as the groundwater basins serving the city are adjudicated, and thus have limits on the amount of groundwater that is pumped for potable use, and the replenishment of groundwater in the city is not reliant on natural recharge or percolation. Therefore, the 2023 EIR found that this impact would be less than significant.

#### **Drainage**

As discussed in Section 3.9, *Hydrology and Water Quality*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not substantially alter existing drainage patterns in the city as majority of future development allowed under the adopted plan would occur in areas that are already developed with existing impervious surfaces. In addition, anticipated growth in the city would adhere to existing local regulations governing floodplain management and runoff pollution control and would comply with the policies contained in the Carson 2040 GPU that seek to reduce localized flooding and ensure that areas experiencing localized flooding problems are targeted for storm drain improvements. For these reasons, the 2023 EIR found that this impact would be less than significant.

#### **Inundation**

As discussed in Section 3.9, *Hydrology and Water Quality*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not risk release of pollutants due to project inundation from a flood, tsunami or seiche due

to the city's inland location and lack of enclosed water bodies. In addition, anticipated growth in the city would adhere to existing local regulations pertaining to flood control and would implement policies listed in the Carson 2040 GPU that address flooding. As a result, the 2023 EIR found that this impact would be less than significant.

#### Water Quality Plan or Sustainable Groundwater Management Plan

As discussed in Section 3.9, *Hydrology and Water Quality*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not conflict with or obstruct implementation of a water quality control plan as anticipated growth in the city would adhere to applicable federal, state, and local regulations pertaining to water quality and would implement policies found in the adopted plan that protect water quality. In addition, the water basins underlying the city are adjudicated and adjudicated basins are not required to prepare sustainable groundwater management plans. For these reasons, the 2023 EIR found that this impact would be less than significant.

#### Adequacy of EIR Analysis

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as with the Carson 2040 GPU, residential development that would occur under the proposed Zoning Code update would also not risk release of pollutants due to inundation from a flood, tsunami or seiche due to the city's inland location and lack of enclosed water bodies. In addition, in terms of water quality, groundwater, drainage, and consistency with applicable related plans, residential development that would occur under the proposed Zoning Code update would also comply with applicable federal, state, and local regulations pertaining to water quality, floodplain management, and runoff pollution control. Therefore, the proposed project would not create any new significant impacts related to hydrology and water quality, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

### ***Land Use and Planning***

#### **Impact Summary**

##### Physically Divide a Community

As discussed in Section 3.10, *Land Use and Planning*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not physically divide an established community as policies listed in the adopted plan promote improved connectivity and land use consistency within and between existing neighborhoods. As a result, the 2023 EIR found that this impact would be less than significant.

##### Consistency with Applicable Land Use Plans

As discussed in Section 3.10, *Land Use and Planning*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not cause a significant environmental impact due to a conflict with any land use plan, policy, or regulation adopted for the purpose of avoiding or mitigating an environmental effect as policies found in the Carson 2040 GPU did not conflict with past 2004 General Plan policies or existing planning regulations

designed to implement the 2004 General Plan and subsequent amendments. In addition, the Carson 2040 GPU considers changes to land use designations within the boundaries of various adopted specific plans in the city. Finally, future development allowed under the Carson 2040 GPU would not conflict with the region's RTP/SCS (Connect SoCal) as policies within the adopted plan would integrate land use, housing, and transportation planning to achieve regional GHG emission reductions by promoting compact, infill, and mixed-use development. For these reasons, the 2023 EIR found that this impact would be less than significant.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, the proposed Zoning Code update provides the mechanism to implement the Carson 2040 GPU. The proposed project would allow for the land use pattern and densities established in the Carson 2040 GPU and would contain development standards to achieve the vision established through the goals and policies of Carson 2040. As such, the project would not physically divide an established community. In addition, the project would not conflict with Carson 2040 or any other applicable land use plan, policy, or regulation. Therefore, the proposed project would not create any new significant impacts related to land use and planning, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## **Noise**

### **Impact Summary**

#### **Temporary or Permanent Increase in Ambient Noise Levels**

As discussed in Section 3.11, *Noise*, of the 2023 EIR, construction of future development allowed under the Carson 2040 GPU would not result in the generation of a substantial temporary increase in ambient noise levels in excess of City standards as individual projects would be required to conduct their own CEQA analysis and implement mitigation in the event that noise generated during construction exceed thresholds. In addition, operation of future development allowed under the Carson 2040 GPU would not result in a substantial permanent increase in ambient noise levels in the city more than City standards as future traffic noise along major roadway segments in the city would not be discernably different when compared to existing traffic noise levels. Therefore, the 2023 EIR found that this impact would be less than significant.

#### **Excessive Groundborne Vibration or Groundborne Noise**

As discussed in Section 3.11, *Noise*, of the 2023 EIR, construction of future development allowed under the Carson 2040 GPU would not result in the generation of excessive groundborne vibration or groundborne noise as individual projects would be required to conduct their own CEQA analysis and implement mitigation if vibration generated during construction exceed thresholds. In addition, traffic generated by future development allowed under the Carson 2040 GPU would not result in the generation of excessive groundborne vibration or



groundborne noise as vibration from vehicles is temporary and intermittent and would be below the thresholds for human annoyance and structural damage. For these reasons, the 2023 EIR found that this impact would be less than significant.

### **Airport Noise**

As discussed in Section 3.11, *Noise*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not expose people residing or working in the Planning Area to excessive noise levels generated by aircraft as the city is not located within the vicinity of a private airstrip or airport land use plan, and thus is not within the 60 dBA CNEL of any airport. Therefore, the 2023 EIR found that this impact would be less than significant.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as with the Carson 2040 GPU, development allowed under the proposed Zoning Code update would not expose residential uses to airport noise since the city is not located within the vicinity of a private airstrip or airport land use plan. In addition, since the proposed Zoning Code update would allow for development envisioned under Carson 2040 GPU, the proposed project would not generate noise or vibration beyond what was reported in the 2023 EIR. Therefore, the proposed project would not create any new significant impacts related to noise or vibration, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## ***Population and Housing***

### **Impact Summary**

#### **Induce Unplanned Population Growth**

As discussed in Section 3.12, *Population and Housing*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not induce substantial unplanned population growth in an area, directly nor indirectly, as the adopted plan is a long-range planning effort that was designed to accommodate regional growth requirements for the next 20 years. In addition, proposed policies listed in the Carson 2040 GPU seek to provide housing that meets the diverse needs of Carson's growing population while preserving existing neighborhoods, as well as ensuring that public facilities, services, and infrastructure maintain a level of service that supports a high quality of life for all residents. As a result, the 2023 EIR found that this impact would be less than significant.

#### **Construction of New Housing**

As discussed in Section 3.12, *Population and Housing*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not displace substantial numbers of existing people or housing, necessitating the construction of replacement housing elsewhere, as land use designations and policies found in the adopted plan would increase allowable intensities and residential densities in more areas of the city, thereby increasing capacity for new

housing. Additionally, the Housing Element, which was prepared separately and adopted in September 2022 and accepted by HCD in November 2022, is consistent with Carson 2040 GPU and with the new land use designations established in the Land Use Element, greater residential densities would be allowed in order to meet the City's Regional Housing Needs Assessment (RHNA) obligation for the 2021-2029 housing element cycle. For these reasons, the 2023 EIR found that this impact would be less than significant.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project creates the mechanism to allow the land use patterns and densities identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as the proposed Zoning Code update would not generate residential development beyond what was envisioned under Carson 2040 GPU, the proposed project would not generate housing or population growth beyond what was anticipated in the adopted plan. Furthermore, the proposed Zoning Code update would ensure the City is able meet the housing needs identified in the City's Housing Element to accommodate the RHNA obligation for 6<sup>th</sup> cycle (2021-2029). Therefore, the proposed project would not create any new significant impacts related to population and housing, nor would it increase the severity of impacts with respect to this topic that were identified in the 2023 EIR.

## **Public Services**

### **Impact Summary**

#### **Fire and Police Service**

As discussed in Section 3.13, *Public Services*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not result in substantial adverse physical impacts associated with the provision of new or physically altered fire and police service facilities as future development would be concentrated in areas already well-served by existing fire and police facilities, and if new fire and police facilities are required, the construction of these facilities would have minimal effects on the environment with compliance with existing regulations and policies listed in the adopted plan. In addition, the Carson 2040 GPU promotes compact development patterns through infill development, ensuring new development would be located within close proximity to existing fire stations and the police station. For these reasons, the 2023 EIR concluded that this impact would be less than significant.

#### **Schools**

As discussed in Section 3.13, *Public Services*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not result in substantial adverse physical impacts associated with the provision of new or physically altered school facilities as schools in the Planning Area have sufficient facility capacity to meet projected enrollment needs, and if school facilities are required, the construction of these facilities would have minimal effects on the environment with compliance with existing regulations and policies found in the adopted plan. In addition, all new development would pay school impact fees, which fully mitigates the impacts of

development on school facilities for purposes of CEQA per State Bill (SB) 50. For these reasons, the 2023 EIR concluded that this impact would be less than significant.

## Parks

See below under “Recreation.”

## Other Public Facilities

As discussed in Section 3.13, *Public Services*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not result in substantial adverse physical impacts associated with the provision of new or physically altered government facilities, such as community centers and libraries, as the construction of these facilities, if needed, would have minimal effects on the environment with compliance with existing regulations and policies listed in the adopted plan. As a result, the 2023 EIR concluded that this impact would be less than significant.

## Adequacy of EIR Analysis

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, residences would be located in areas already well served by existing fire and police facilities. Payment of development fees required under SB 50 would ensure that no significant impacts to schools would occur. As discussed above in *Population and Housing*, the proposed project would not generate housing or population growth beyond what was anticipated in the Carson 2040 GPU, and thus aligning zoning with land use patterns identified in the adopted plan would therefore not result in the need for new or physically altered public facilities beyond what was already anticipated. Therefore, the proposed project would not create any new significant impacts Related to public services, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## Recreation

### Impact Summary

#### Deterioration of Existing Recreational Facilities

As discussed in Section 3.14, *Recreation*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not increase the use of existing neighborhood and regional parks or other recreational facilities such that substantial physical deterioration of the facility would occur or be accelerated as the updated plan would add more than 180 acres of parkland to the City’s inventory, which exceeds the required 84.7 additional acres of parkland that the City would need to meet future demand. In addition, the Carson 2040 GPU includes provisions to ensure ongoing expansion, investment in, and maintenance of public recreation facilities, thus minimizing substantial physical deterioration of existing or new facilities. Finally, policies found in the Carson 2040 GPU are designed to minimize the environmental impact of park and

recreational facility development, including the development of design and site planning standards that consider energy and water efficiency, sustainable design elements, and habitat and cultural resource preservation. For these reasons, the 2023 EIR found that this impact would be less than significant.

#### **Construction or Expansion of Recreational Facilities**

As discussed in Section 3.14, *Recreation*, of the 2023 EIR, the Carson 2040 GPU would result in the development of new parks and recreational facilities. However, construction of these facilities would not have an adverse physical effect on the environment as new parks and recreational facilities would be subject to CEQA requirements for environmental assessment. Although compliance would not necessarily guarantee that significant impacts would be avoided or mitigated, it would allow for the identification and consideration of potential impacts and mitigation. In addition, policies listed in the Carson 2040 GPU are designed to minimize the environmental impact of development of new parks or recreational facilities. For these reasons, the 2023 EIR found that this impact would be less than significant.

#### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, although the Carson 2040 GPU would result in increased population and resulting demand for parks and recreational amenities, the proposed project would not contribute to any additional influx of residents beyond what was previously predicted in the adopted plan, and thus would not create additional demand for parks and recreational amenities. Therefore, the proposed project would not create any new significant impacts related to parks and recreational facilities, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

### ***Transportation***

#### **Impact Summary**

##### **Conflict with Adopted Circulation Program, Plan, Ordinance, or Policy**

As discussed in Section 3.15, *Transportation*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not conflict with a program, plan, ordinance, or policy addressing the circulation system, including transit, roadway bicycle and pedestrian facilities due to the availability of non-vehicular transportation options for the community. In addition, policies included in the adopted plan would balance the multimodal transportation network by providing alternatives to the automobile, improving transit service connections, and encouraging the use of alternative modes of transportation. As a result, the 2023 EIR found that this impact would be less than significant.

### Vehicle Miles Traveled

As discussed in Section 3.15, *Transportation*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would conflict or be inconsistent with CEQA Guidelines Section 15064.3, Subdivision (b) as Total Vehicle Miles Traveled (VMT) per Service Population associated with growth under the adopted plan would not achieve a 15 percent or more reduction compared to the baseline. Although policies promoting a reduction of VMT per capita are included in the Carson 2040 GPU, no feasible mitigation is available to reach the 15 percent or more reduction threshold. As a result, the 2023 EIR found that this impact would be significant and unavoidable.

### Design Hazards

As discussed in Section 3.15, *Transportation*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not substantially increase hazards due to a geometric design feature (e.g., sharp curves or dangerous intersections) or incompatible uses (e.g., farm equipment) as access locations for future development would be designed to the City's standards and would provide adequate sight distance. In addition, policies included in the Carson 2040 GPU that promote bicycle and pedestrian safety would help identify and address potential safety concerns. Therefore, the 2023 EIR found that this impact would be less than significant.

### Emergency Access

As discussed in Section 3.15, *Transportation*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not result in inadequate emergency access as future development would be compliant with the City's design guidelines that incorporate safety and emergency access needs, where applicable. As a result, the 2023 EIR found that this impact would be less than significant.

### Adequacy of EIR Analysis

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as the proposed Zoning Code update would not generate residential development beyond what was envisioned under Carson 2040 GPU, the proposed project would not generate VMT beyond what was reported in the 2023 EIR. Furthermore, all future residential development and/or redevelopment in the City would have to comply with adopted circulation programs, plans, ordinances, or policies, and be designed to the City's standards to provide adequate sight distance and emergency access. Finally, the proposed Zoning Code update would not increase design hazards since the project addresses residential development and does not modify the City's standards. Therefore, the proposed project would not create any new significant impacts related to transportation, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## ***Tribal Cultural Resources***

### **Impact Summary**

As discussed in Section 3.16, *Tribal Cultural Resources*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not cause a substantial adverse change in the significance of a tribal cultural resource as no tribal cultural resources were identified within or adjacent to the Planning Area. However, given the historic occupation of the area by native American tribes, it is possible that future development within the Planning Area may result in the identification of unrecorded tribal cultural resources. However, future projects would be required to comply with the provisions of Senate Bill (SB) 18, if the proposed project was a specific plan, and Assembly Bill (AB) 52 to incorporate tribal consultation into the CEQA process to ensure that tribal cultural resources are properly identified and that mitigation measures are identified to reduce impacts on these resources. As a result, the 2023 EIR found that this impact would be less than significant.

### **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as with the Carson 2040 GPU, while residential development that would occur under the proposed Zoning Code update would not cause a substantial adverse change in the significance of a tribal cultural resource, it may result in the identification of unrecorded tribal cultural resources as the area where development could occur (City limits) would remain the same as under the adopted plan. However, like the Carson 2040 GPU, all future development and/or redevelopment would still be required to comply with consultation provisions found in SB 18 and AB 52. Therefore, the proposed project would not create any new significant impacts related to tribal cultural resources, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## ***Utilities And Service Systems***

### **Impact Summary**

#### **New or Expanded Facilities**

As discussed in Section 3.17, *Utilities and Service Systems*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not require or result in the relocation or construction of new or expanded water and wastewater treatment facilities as all facilities serving the city have sufficient remaining capacity to serve anticipated growth within the Planning Area. In addition, policies included in the adopted plan aim to conserve water by curbing demand and ensuring that the planning water infrastructure is coordinated, thus reducing demand on existing water and wastewater treatment infrastructure. However, future development allowed under the Carson 2040 GPU could require or result in the relocation or construction of new or expanded stormwater drainage, electric power, natural gas, and telecommunications facilities, and should upgrades to new facilities be required, the construction of those facilities could result in adverse environmental effects, which are considered

throughout the technical sections of the 2023 EIR. In addition, future facilities would be required to comply with the City's requirements for construction projects, including but not limited to, grading permits and encroachment permits. As a result, the 2023 EIR found that this impact would be less than significant.

### Water Supply

As discussed in Section 3.17, *Utilities and Service Systems*, of the 2023 EIR, sufficient water supplies are available to serve future development allowed under the Carson 2040 GPU, as well as reasonably foreseeable future development, during normal, dry, and multiple dry years as the city's water service providers have indicated that they have reliable supplies to meet anticipated demand under each of these scenarios. In addition, most development proposals would be required to address water supply as part of the CEQA process. In addition, future development allowed under the Carson 2040 GPU would adhere to state and local regulations that promote water conservation and policies found in the adopted plan that aim to conserve water by curbing demand for domestic and commercial purposes and promoting water conservation strategies, thus reducing demand for water. Finally, the water suppliers serving the City have water contingency plans that would be implemented in case of a water shortage event or drought. For these reasons, the 2023 EIR found that this impact would be less than significant.

### Wastewater Service Capacity

As discussed in Section 3.17, *Utilities and Service Systems*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not result in a determination by the wastewater treatment provider which serves or may serve future development that it has inadequate capacity to serve the projected demand in addition to the provider's existing commitments as the wastewater treatment plant serving the Planning Area has sufficient remaining capacity to treat the full increase in sewage attributable to future growth anticipated under the adopted plan. In addition, policies listed in the Carson 2040 GPU aim to conserve water by curbing demand for domestic and commercial purposes and promoting water conservation strategies, thus reducing demand for water, and in turn, the generation of wastewater. For these reasons, the 2023 EIR found that this impact would be less than significant.

### Solid Waste

As discussed in Section 3.17, *Utilities and Service Systems*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would not generate solid waste in excess of state or local standards, or in excess of the capacity of local infrastructure, or otherwise impair the attainment of solid waste reduction goals as the landfills that currently serve the city have adequate capacity to dispose of the full increase in solid waste attributable to future growth anticipated under the adopted plan. In addition, adherence to policies found in the Carson 2040 GPU and compliance with existing solid waste regulations would further address potential impacts. Therefore, the 2023 EIR found that this impact would be less than significant.

### Solid Waste Regulations

As discussed in Section 3.17, *Utilities and Service Systems*, of the 2023 EIR, future development allowed under the Carson 2040 GPU would comply with federal, state, and local management and reduction statutes and regulations related to solid waste. In addition, policies listed in the Carson 2040 GPU regarding solid waste disposal and associated public facilities would further ensure compliance with applicable regulations. As a result, the 2023 EIR found that this impact would be less than significant.

## **Adequacy of EIR Analysis**

The proposed Zoning Code update was anticipated in the 2023 EIR (pp. 2-25 and 2-26) and is intended to implement the guiding principles, guiding policies and implementing policies found in the Carson 2040 GPU as well as the land use patterns and development framework established by the plan. The proposed project in and of itself would not directly result in development but would rather create new zones to align with land use patterns identified in the Carson 2040 GPU. As a result, the proposed Zoning Code update does not propose any changes to the amount of future development analyzed in the 2023 EIR. Next, conditions in the Planning Area have not changed substantially since certification of the 2023 EIR in April 2023, and thus no substantial changes have occurred under which future development analyzed in the 2023 EIR will be undertaken.

Finally, with respect to environmental effects, as discussed above in *Population and Housing*, the proposed project would not generate housing or population growth beyond what was anticipated in the Carson 2040 GPU, and thus applying zoning to align with land use patterns identified in the adopted plan would therefore not require or result in the relocation or construction of new or expanded water, wastewater treatment or storm water drainage, electric power, natural gas, or telecommunications facilities beyond what was already anticipated. Similarly, as the proposed project would not generate housing or population growth beyond what was anticipated in the Carson 2040 GPU, the proposed project would not require additional water supply, wastewater treatment capacity, and solid waste disposal capacity. Therefore, the proposed project would not create any new significant impacts related to utilities and service systems, nor would it increase the severity of impacts that were identified in the 2023 EIR with respect to this topic.

## **Conclusion**

Based on the analysis above, the proposed Zoning Code update would not result in a new significant impact not identified in the 2023 EIR or an increase in the severity of a significant impact identified in the 2023 EIR. No mitigation measures or alternatives have been identified that differ from what was evaluated or are now considered to be feasible. The update to the residential portion of the Zoning Code does not propose substantial changes to the 2040 Carson GPU that was analyzed in the 2023 EIR. In addition, the Carson 2040 GPU EIR was certified in 2023 and since its certification there have been no changes in circumstances. Therefore, pursuant to CEQA Guidelines Section 15168(c)(2) the update to the residential portion of the Zoning Code is within the scope of the 2023 EIR for the Carson 2040 GPU and no new environmental document is required.

## **References**

City of Carson. 2023a. City of Carson 2040 General Plan. Adopted April 4, 2023. Available: <https://www.carson2040.com/>.

City of Carson. 2023b. Carson 2040 General Plan Update Environmental Impact Report (SCH No. 2001091120). Certified April 4, 2023. Available: <https://www.carson2040.com/>.



**EXHIBIT “B”  
ZONING TEXT AMENDMENT NO. 195-23**

**DRAFT ZONING CODE ORDINANCE PHASE 1**

**Available at [www.carson2040.com](http://www.carson2040.com)**

# EXHIBIT C DRAFT ZONING MAP AMENDMENT

## City of Carson Zone Change No. 190-23

### Proposed Zoning

#### Residential

- LDR
- LMX
- MDR
- HDR

#### Mixed-Use

- CMX
- DMX

#### Overlay

- FLX Housing Element Site
- Mobile Home Park

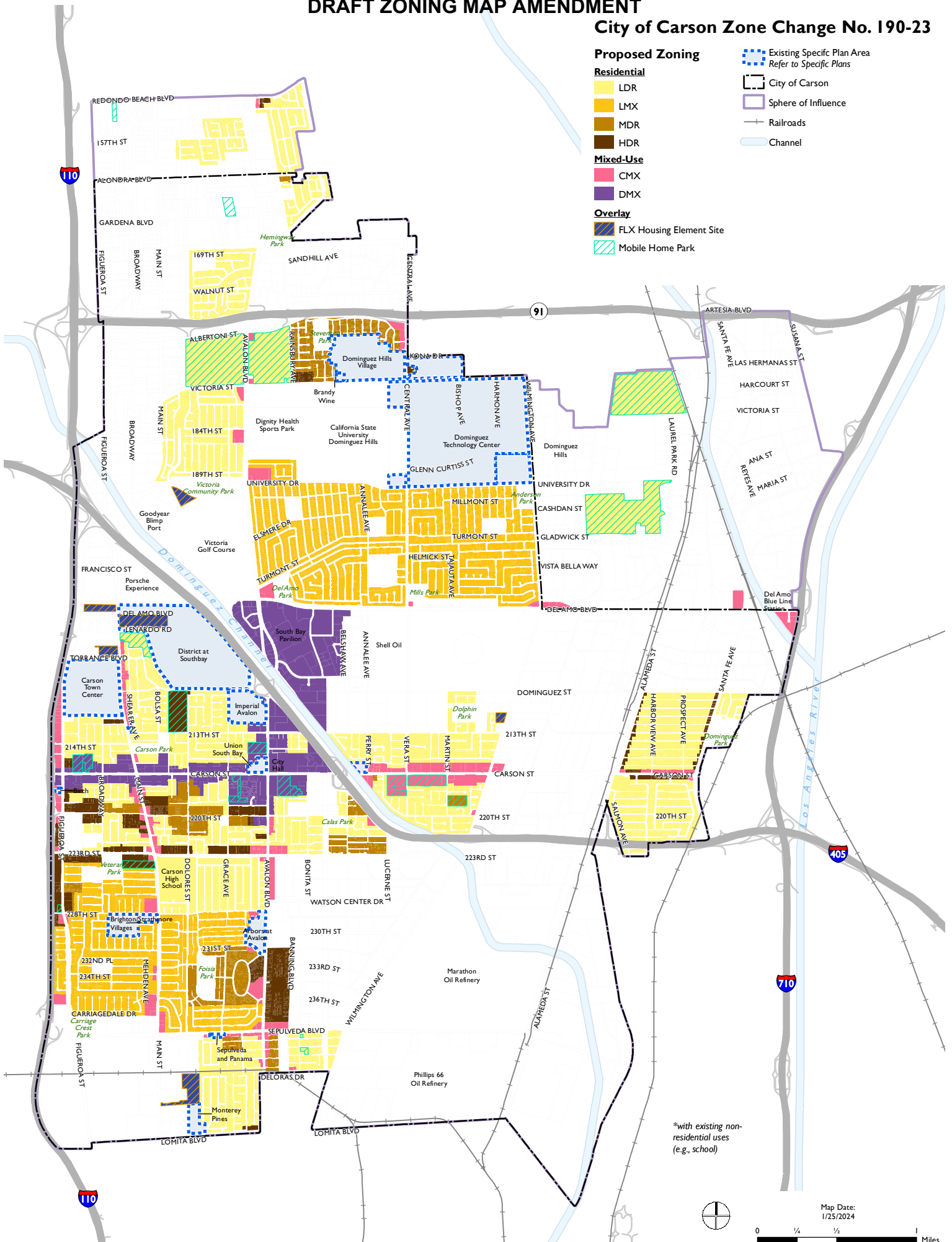
Existing Specific Plan Area  
Refer to Specific Plans

City of Carson

Sphere of Influence

Railroads

Channel



\*with existing non-residential uses (e.g., school)



Map Date:  
1/25/2024



Source: County of Los Angeles, 2017; City of Carson, 2020; Dyett & Blacia, 2023