Environmental Assessment

Well No. 20 Installation Project
Compton, California

Lead Agency:

City of Compton
City of Compton Municipal Water Department
205 South Willowbrook Avenue
Compton, California 90220

May 5, 2008

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1.0 INTRODUCTION

1.1 Purpose & Scope

The City of Compton Municipal Water Department (referred to hereinafter as the lead agency) is proposing to construct and operate a new potable water well, pump house structure, and install a 12-inch water line connection. The proposed well and the ancillary improvements will be constructed in the southwest corner of Sibrie Park located adjacent to Compton Avenue. The proposed water well installation is a *project* pursuant to the California Environmental Quality Act (CEQA) and the National Environmental Policy Act (NEPA). The proposed project is described in greater detail herein in Section 3. As part of the proposed project's environmental review, the Environmental Protection Agency (EPA) has required the preparation of this environmental assessment.

1.2 Overview of Environmental Review Requirements

As indicated in Section 1.1, the city is seeking funding from the United States Environmental Protection Agency (EPA) to assist in financing the installation of the proposed water well. For this reason, the proposed project is subject to NEPA requirements because of the aforementioned Federal funding.

The proposed project is receiving assistance under the Clean Water State Revolving Fund (CWSRF) program that is authorized by Title VI of the Clean Water Act and the Drinking Water State Revolving Fund (DWSRF) program authorized by section 1452 of the Safe Drinking Water Act (together, they are referred to herein as the SRF programs). As a result, the project must comply with cross-cutting federal authorities in the two programs are established in the CWSRF regulations at 40 C.F.R. § 35.3145 and in the DWSRF regulations at 40 C.F.R. § 35.3575. Cross-cutting federal authorities refer to the requirements of other federal laws and Executive Orders that apply in federal financial assistance programs. In the SRF programs, applicable regulations include environmental laws such as the Endangered Species Act, the National Historic Preservation Act and executive orders regarding the protection of wetlands and flood plains, and social policy.

1.3 Format of Document

The following is an annotated outline summarizing the content of this environmental assessment.

- *Section 1 Introduction* provides the procedural context surrounding this document's preparation and insight into its composition.
- *Section 2 Project Location and Setting* indicates the project site's location and its environmental setting.
- *Section 3 Project Description* provides an overview of the proposed project and identifies the project objectives as well as the discretionary approvals required as part of its implementation.
- *Section 4 Environmental Analysis* contains a discussion of the potential environmental effects relate to those issues as they relate to those issues germane to the cross-cutter assessment.
- *Section 5 References* contains a list of preparers and other references used in the preparation of this report.

2.0 PROJECT LOCATION & SETTING

2.1 Project Location

The proposed project, if approved, will involve the installation of a new water well and ancillary facilities within Sibrie Park in the city of Compton. The City of Compton is located approximately six miles south of downtown Los Angeles and is bounded by the cities of Paramount and Long Beach on the east, an unincorporated Los Angeles County area (the Willowbrook community) on the north, unincorporated Los Angeles County areas on the west, and unincorporated Los Angeles County areas and the City of Carson on the south. The Long Beach Freeway (I-710) generally serves as the city's easterly boundary. The Riverside Freeway (SR-91) traverses the southerly portion of Compton while the Century Freeway (I-105) is located north of the city.[1]

[1] United States Geological Survey. *South Gate 7 ½ Minute Quandrangle.* 1986

The proposed project site is located in the southwest corner of Sibrie Park. The park is located in the northwest corner of the city south of El Segundo Boulevard and east of Compton Avenue.[2] The location of Compton, in a regional context, is shown in Exhibit 1. The project site's location in the city is shown in Exhibit 2. A vicinity map is provided in Exhibit 3.

2.2 Existing Land Uses & Development

The proposed project site consists of a 7,790 square foot site located within Sibrie Park. The site itself is landscaped with turf. No other park improvements (game courts, picnic areas, etc) occupy the proposed well installation site. Compton Avenue extends along the site's westerly boundary.

The area surrounding the park is fully urban with commercial uses located along the north side of El Segundo Boulevard. A vacant parcel is located further west of the site on the west side of Compton Avenue. A residential neighborhood is located to the east and south of the park. Photographs of the park and the surrounding area are provided in Exhibits 4 through 6. Existing land uses in the area are shown in Exhibit 7. The proposed well installation project will result in approximately 7,790 square feet of land area being removed from parkland use to accommodate the proposed well. Land uses and development found in the vicinity of the proposed project site include the following:

- Compton Avenue extends along the site's westerly side. A vacant lot is located further west, on the west side of the Compton Avenue right-of-way.
- Other landscaped open space included within Sibrie Park is located to the north and east of the site.
- A residential neighborhood, consisting of single-family homes is located further east along W. 129th Place and W. 129th Street.
- Single-family homes are located adjacent to the site on the south side. These homes have frontage along W. 130th Street.

The proposed improvements will be confined to the 7,790 square foot site that is included entirely within Sibrie Park. No existing roadways will be vacated and no new off-site roadways will be required to accommodate the proposed development. The location and extent of existing residential neighborhoods in the surrounding area will not be altered as part of the proposed project's implementation.

As indicated previously, the project site is located entirely within Sibrie Park and the site is designated as *Open Space/Parks* in the City of Compton General Plan. The site is currently zoned as *Low Density Residential (RL)*. The proposed project will not require a zone change or General Plan Amendment to accommodate the proposed use. Those parcels located to the south and west of the park are designated as *Low Density Residential* in the general plan and the corresponding zoning designation is *Low Density Residential (RL)*. The parcels located to the west of the site (on the west side of Compton Avenue) are designated as *Public/Quasi-Public* in the general plan and are zoned *Medium Density Residential (RM)*. These latter parcels are occupied by Willowbrook Junior High School. Finally, the properties along the northerly El Segundo Boulevard frontage located opposite Sibrie Park are designated as *Commercial* in the general plan and are zoned *Limited Manufacturing (ML)*. The proposed project will not require and general plan amendment or zone change to accommodate the proposed use. The general plan and zoning designations are illustrated in Exhibits 8 and 9, respectively.

3.0 PROJECT DESCRIPTION

3.1 Project Background

The Compton Municipal Water Department (CMWD) maintains approximately 14,300 active service connections, serving a population of 67,000 or approximately 70% of the city. The water service demands of the city are also met by the Southern California Water Company, the Park Water Company, the California Water Company, the Midland Park Mutual Water Company, and the Sativa Mutual Water Company.[3]

[2] KEC Engineers. *Site Plan.* No Date

[3] Psomas. *City of Compton Water Master Plan and Capital Improvement Plan,* December 2000.

Exhibit 1
Regional Location

Source: Blodgett/Baylosis Associates.

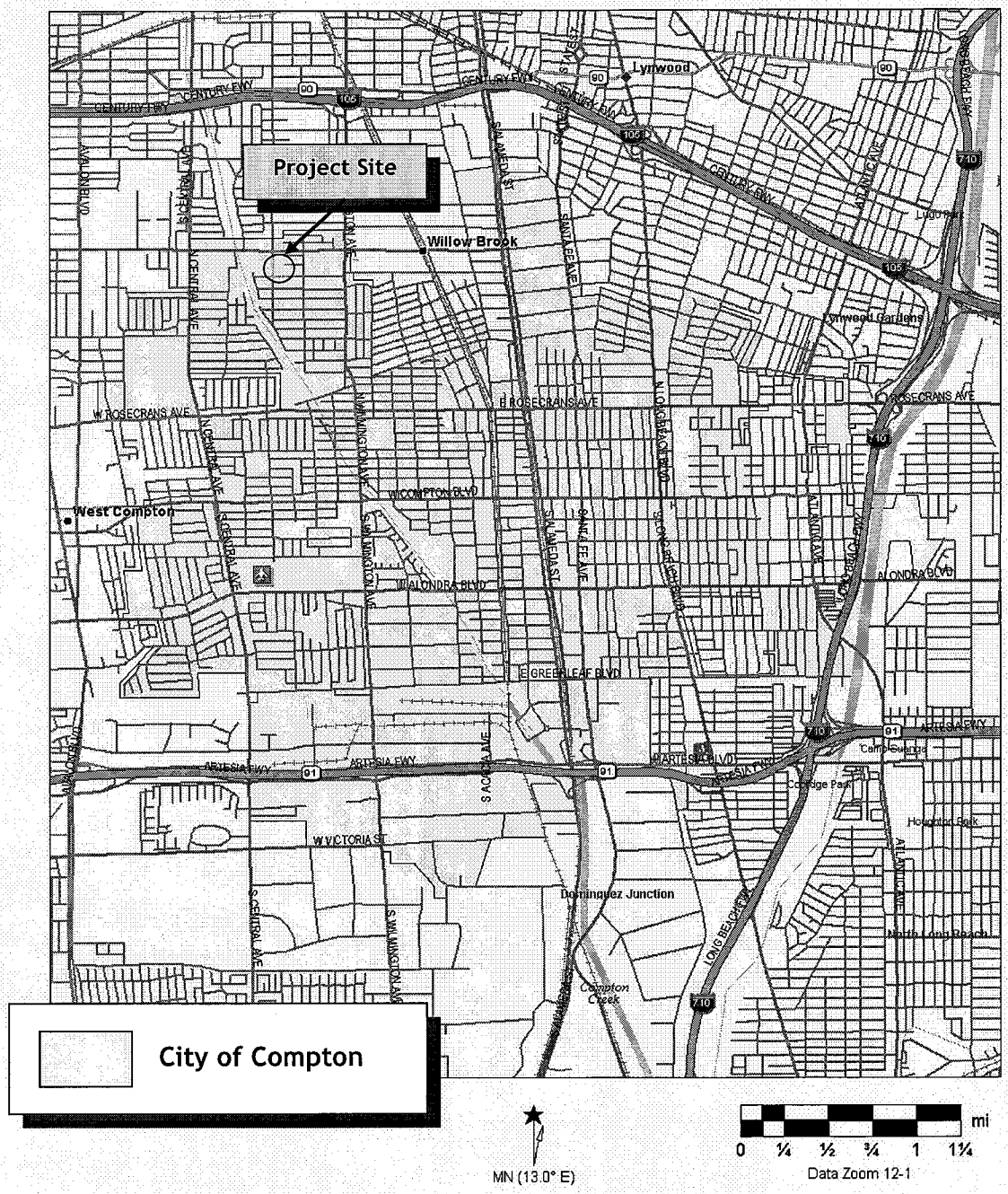

Exhibit 2
City Map
Source: Blodgett/Baylosis Associates.

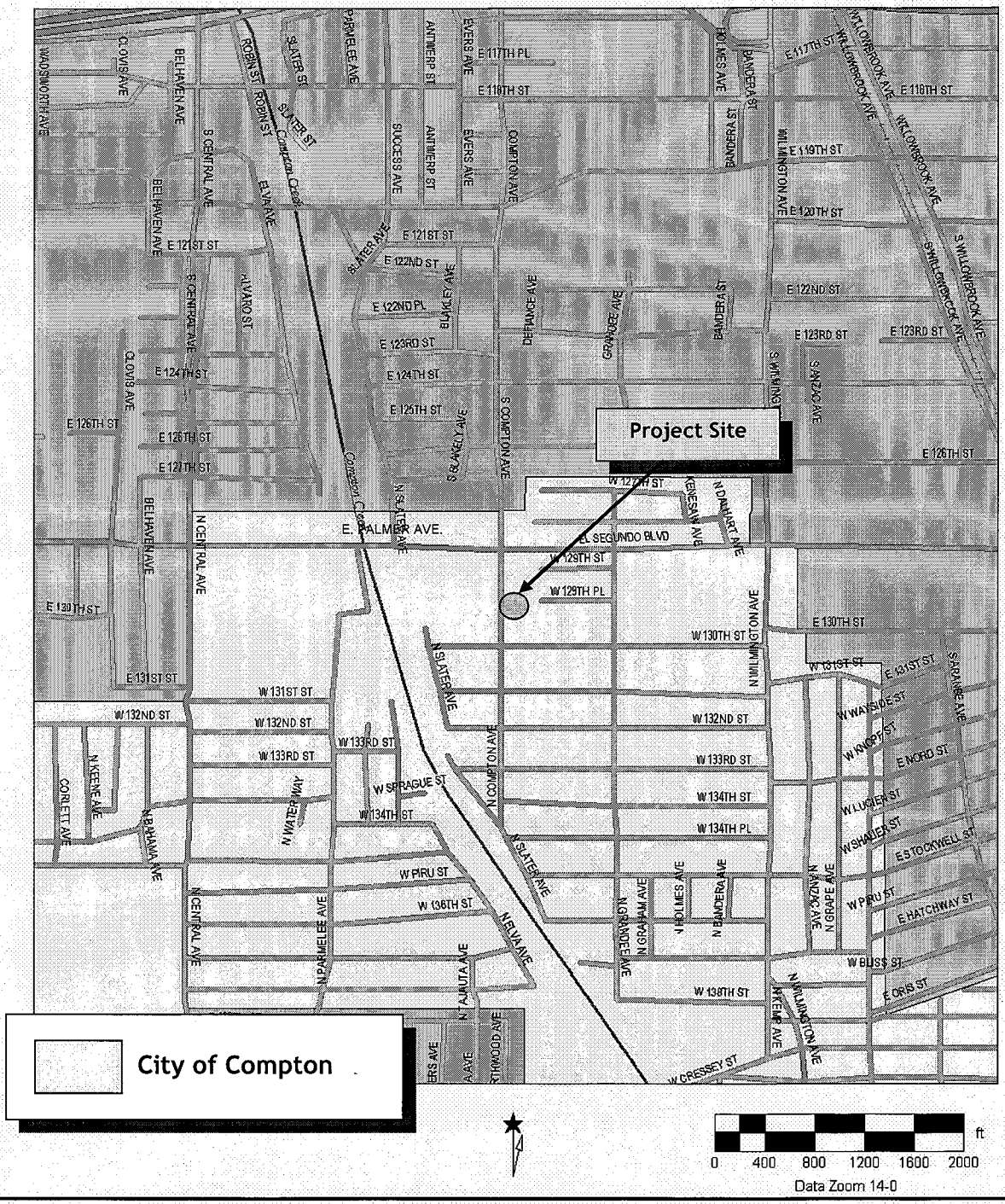

Exhibit 3
Vicinity Map
Source: Blodgett/Baylosis Associates.

Photo 1 - View of El Segundo Boulevard looking west.

Photo 2 - View from El Segundo Blvd. looking east. Sibrie Park is in the background.

Exhibit 4
Views of the Surrounding Area

Source: Blodgett/Baylosis Associates.

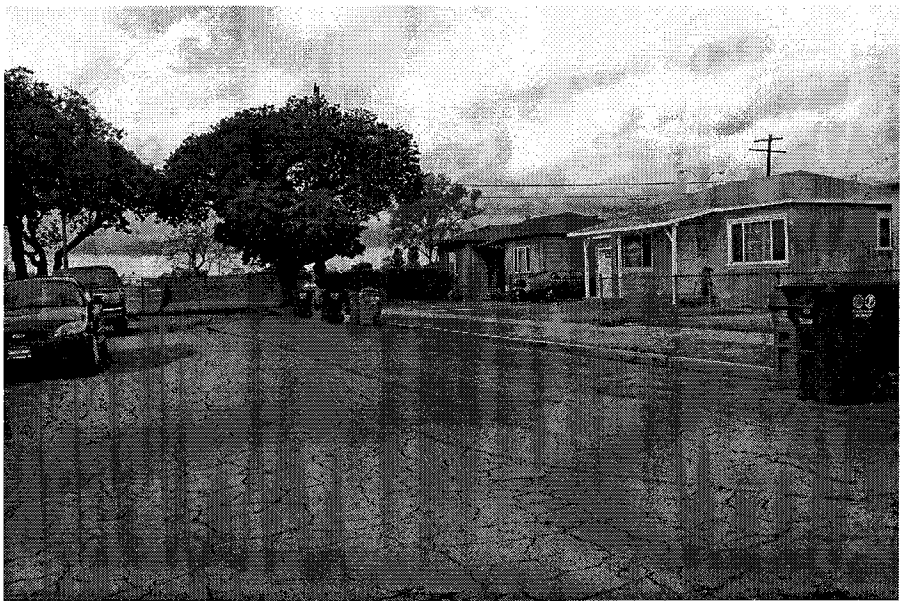

Photo 3 - View of residential neighborhood located to the east of Sibrie Park.

Photo 4 - View of residential neighborhood located to the south of Sibrie Park.

Exhibit 5
Views of the Surrounding Area
Source: Blodgett/Baylosis Associates.

Photo 5 - View of Sibrie Park looking towards El Segundo Blvd.

Photo 6 - View of Sibrie Park looking east.

Exhibit 6
Photographs of the Project Site

Source: Blodgett/Baylosis Associates.

Exhibit 7
Aerial Photograph of the Project Area
Source: TerraserverUSA

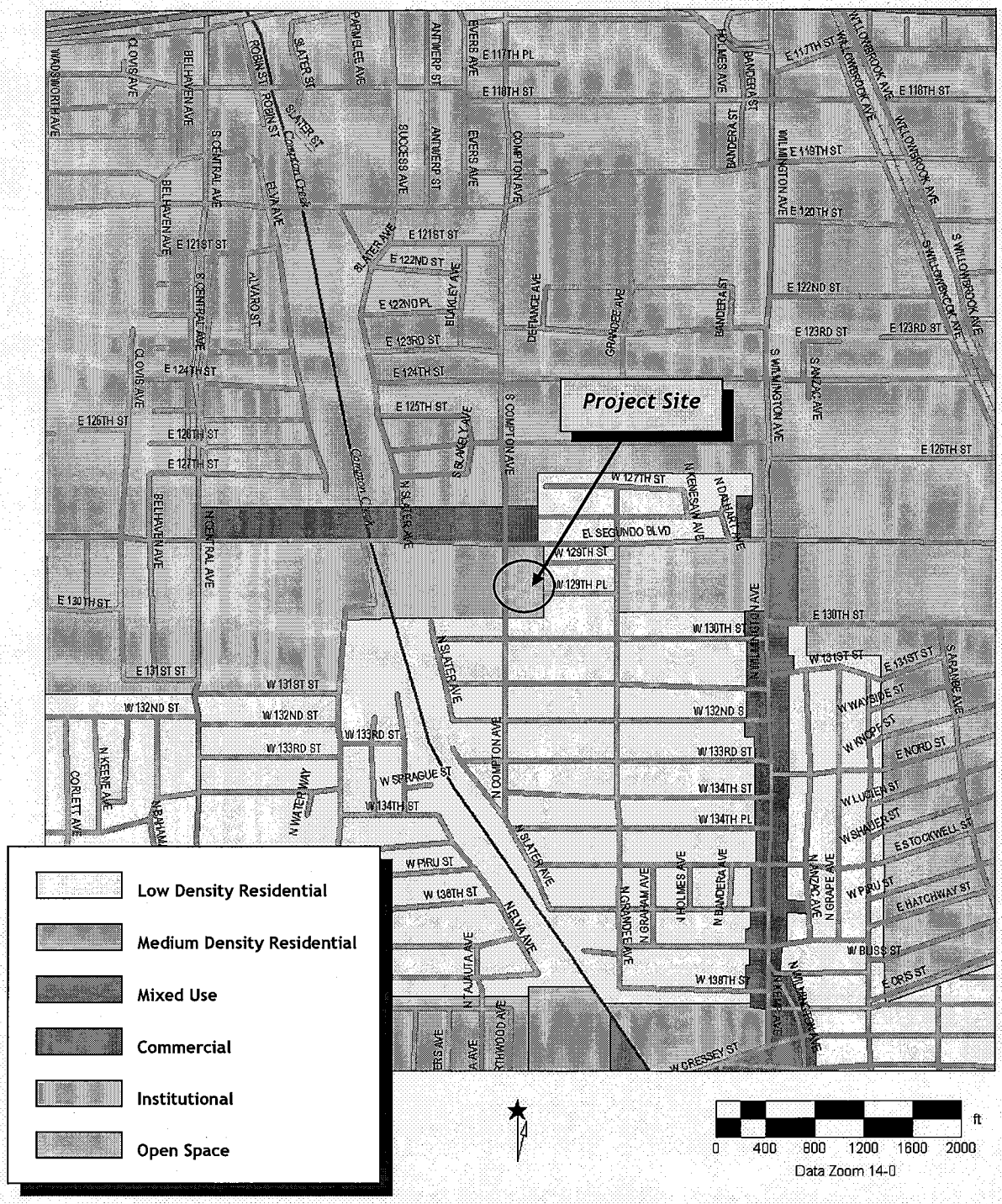

Exhibit 8
General Plan Designations

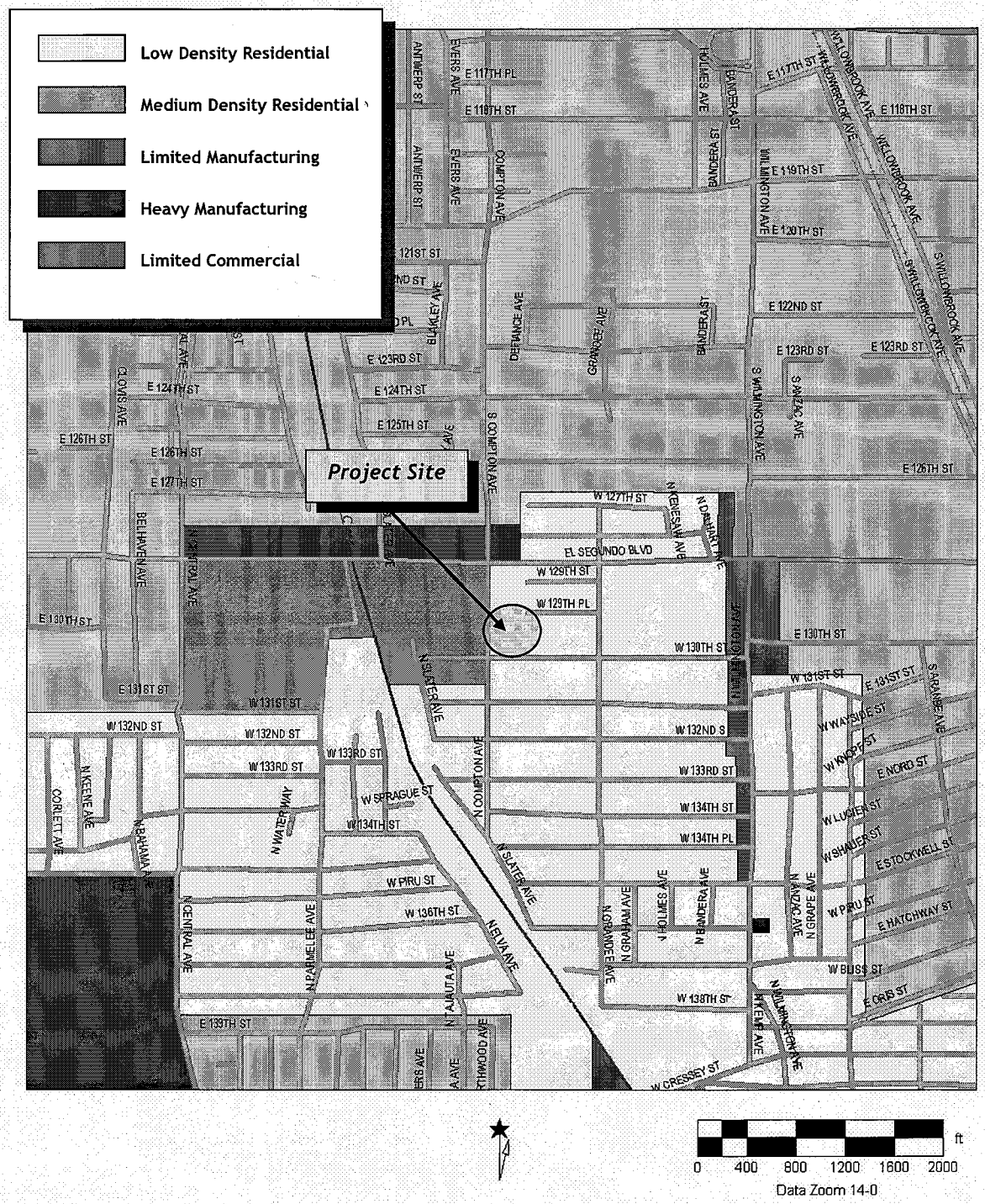

Exhibit 9
Zoning Designations
Source: City of Compton

The majority of the city's water system was installed during a period that extends from 1920 to 1960.[4] The CMWD maintains six divisional programs that include Source of Supply, Pumping Expense, Water Treatment, Transmission and Distribution, Customer Services and Administration.

3.2 Project Description

The proposed project involves the construction of a new water well and pump house. The specific design details for the proposed new well and pump house have not been finalized at this time, but would be consistent with the most current requirements of the City of CMWD. The well is expected to be 500-700 feet deep if viable. The proposed site plan is shown in Exhibit 10. Key elements of the proposed project include the following:

- The proposed well and pump house will be located in the eastern portion of the 7,790 square foot site.
- The pump house structure will have a total floor area of approximately 400 square feet (20-feet by 20-feet).
- The site plan indicates the electrical transformer and standby generator will both be installed on concrete pads located next to the pump house structure. The site plan indicates this equipment will not be located within an enclosed building. The stand-by generator will only be operated during periods where conventional power is interrupted and during testing.
- The site will be surrounded by a masonry wall or wrought iron fence of between 6 feet and 8 feet in height.[7]
- Access to the site will be provided by a gate located along the site's west-side (refer to Exhibit 10).

The well would be equipped with an electric pump system, with a backup diesel generator set for use in the event of power interruption. Infrastructure required to support the new well would include water transmission pipelines, inlet and outlet pipelines, and the pump station. A new electric pump would be used to withdraw water from the proposed new well. A diesel generator would provide emergency standby power.

[4] Psomas. *City of Compton Water Master Plan and Capital Improvement Plan,* December 2000.

[7] [7] KEC Engineers. *Site Plan.* No Date

3.3 Project Objectives

The City of Compton seeks to accomplish the following objectives as part of the proposed project's' implementation.

- To increase water pressure in the surrounding area;
- To provide production water during drought years thus reducing the city's reliance on imported water from the MWD;
- To ensure that potable water is free from contaminants; and,
- To ensure that environmental impacts are mitigated to the fullest extent possible.

3.4 Discretionary Actions

A discretionary decision is an action taken by a government agency (for this project, the government agency is the City of Compton) that calls for an exercise of judgment in deciding whether to approve a project. The proposed project requires environmental review pursuant the requirements of both CEQA and NEPA. The proposed project requires environmental clearance pursuant to the requirements of CEQA in the form of a mitigated negative declaration (MND) from the City of Compton. The proposed project also requires environmental clearance pursuant to the requirements of NEPA. NEPA review is required because of the EPA funding.

4.0 ENVIRONMENTAL AUTHORITIES

4a. Archeological and Historic Resources (Archeological and Historic Preservation Act of 1974, 16 USC 469a-1

A review of the National Register Information System identified a single notable site in the City of Compton. The site is referred to as the Domiguez Ranch Adobe and is located at 18127 South Alameda Street.[8] The proposed water well installation project will not affect this property or any other historically significant site. As a result, no impacts on historically significant resources will result from the proposed project's implementation.

[8] The adobe is actually located in the City of Carson though the National Register lists the site as being in Compton.

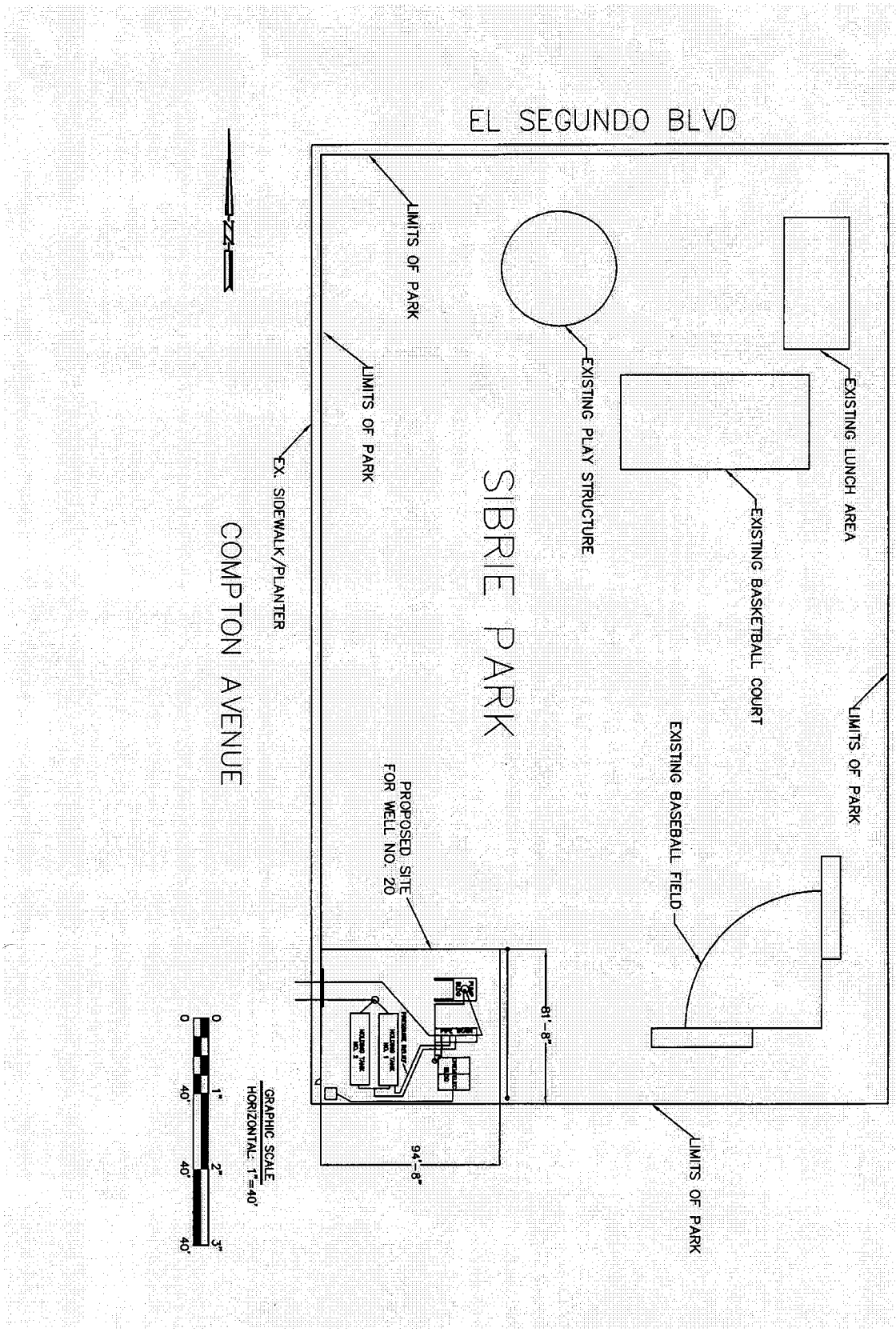

Exhibit 10
Site Plan
Source: KEC Engineers, 2008

The project site is not historically or culturally significant to any group or individuals. The project site is located in the southwest corner of Sibre Park. Archaeological or historical resources will not be impacted since limited excavation is anticipated with the proposed well installation. As a result, the proposed project will not impact any known or suspected culturally significant sites.

There are no cemeteries located in the immediate area that would be affected by the proposed project. The only cemeteries in the area include the Lincoln Memorial Park (located on Central Avenue) and the Angeles Mausoleum (located on Compton Boulevard). As a result, the proposed project will not impact any cemeteries.

4b. Clean Air Act 42 USC 7401

The 2007 AQMP replaced the 2003 AQMP and is designed to meet both state and federal Clear Air Act planning requirements for all of the geographic areas under the jurisdiction of the SCAQMD, including the South Coast Air Basin (Los Angeles County, Orange County, San Bernardino County and Riverside County) and the Riverside County portion of the Salton Sea Air Basin (including the Coachella Valley).

The most recent AQMP focuses on the control of ozone and PM2.5 and their precursors. The AQMP also incorporates significant new scientific data, emission inventories, ambient measurements, control strategies, and air quality modeling. The Final 2007 AQMP was jointly prepared with the California Air Resources Board (CARB) and the Southern California Association of Governments (SCAG). The 2007 AQMP replaced the 2003 AQMP and is designed to meet both state and federal CAA planning requirements for all of the geographic areas under the jurisdiction of the SCAQMD, including the South Coast Air Basin (Los Angeles County, Orange County, San Bernardino County and Riverside County) and the Riverside County portion of the Salton Sea Air Basin (including the Coachella Valley). The AQMP also focuses on the control of ozone and PM2.5 and their precursors. The AQMP also incorporates significant new scientific data, emission inventories, ambient measurements, control strategies, and air quality modeling. The Final 2007 AQMP was jointly prepared with the California Air Resources Board (CARB) and the Southern California Association of Governments (SCAG).

Specific criteria for determining a project's conformity with the AQMP is defined in Section 12.3 of the SCAQMD's CEQA Air Quality Handbook.[10] These criteria include the following: *Consistency Criteria 1.* (the proposed well and pump house's potential for increasing the frequency or severity of an existing air quality violation or contributing to the continuation of an existing air quality violation and *Consistency Criteria 2* (the proposed well and pump house potential for exceeding the assumptions included in the AQMP or other regional growth projections relevant to the AQMP's implementation).

The proposed project is a component of a larger planning effort to provide potable water to the local community. The project is not considered by the SCAQMD to be a regionally significant project. The project will not affect any regional population, housing, and employment projections prepared for the city by SCAG. Finally, the project is not subject to the requirements of the AQMP's PM_{10} Program, which is limited to the desert portions of the South Coast Air Basin. As a result, the proposed project would not be in conflict with or result in an obstruction of an applicable air quality plan and no adverse impacts are anticipated.

The potential air emissions will consist of short-term (construction-related) emissions and long-term (operational) emissions. New construction activities will be limited to the excavation for the well and the construction of the pump house. The proposed project will also generate long-term operational emissions associated with energy consumption though very limited stationary emissions are anticipated given nature of the project. The back-up diesel generator will only be in operation during those periods when there is a power interruption. Nevertheless, the generator will be equipped with all required emissions controls. The proposed project's short-term and long-term emissions will be below daily thresholds of significance as defined by the SCAQMD. As a result, the potential impacts are less than significant.

Sensitive receptors refer to land uses and/or activities that are especially sensitive to poor air quality. Sensitive receptors typically include homes, schools, playgrounds, hospitals, convalescent homes, and other facilities where children or the elderly may congregate. These population groups are generally more sensitive to poor air quality. The proposed project will not result in any significant adverse operational emissions. No significant long-term mobile air quality impacts are anticipated since

[10] South Coast Air Quality Management Distrct. *CEQA Air Quality Handbook*. 1992.

the proposed project will not involve any additional vehicle trip generation.

The SCAQMD's CEQA Air Quality Handbook identifies those uses that will typically create odors that, in turn, could generate complaints. These uses include agricultural activities, wastewater treatment plants, food processing plants, chemical plants, composting, refineries, landfills, dairies, and fiberglass molding operations. The proposed water well improvement project will not result in the creation of any objectionable odors.

4c. Clean Water Act, 33 USC 1251.

The project site is located in the southwest corner of Sibrie Park. The site in its entirety is landscaped. Following the installation of the proposed well, the majority of the site will be covered over in impervious surfaces. Because the site is relatively small (less than 7,790 square feet in area), there will not be a significant increase in the amount of storm water runoff. No industrial wastewater discharges will result from the project's construction. The proposed well will consist of a closed system with no outlet. As a result, the proposed project will not result in any significant adverse water quality impacts.

4d. Coastal Barriers Resources Act, 16 USC 3501.

This issue does not apply to the proposed action. The City of Compton is located inland from the Pacific Ocean approximately 10.9 miles. As a result, the city and the project site are located outside any designated coastal zone.[11] As a result, no significant adverse impacts on coastal barriers resources were identified.

4e. Coastal Zone Management Act, 16 USC 1451

This issue does not apply to the proposed action. The City of Compton is located inland from the Pacific Ocean approximately 10.9 miles. Both the city and the project site are located outside of any designated coastal zone.[12]

[11] United States Geological Survey. *South Gate 7 ½ Minute Quadrangle*. 1982

[12] Ibid.

4f. Endangered Species Act, 16 USC 1531

The City of Compton is urbanized and plant life is limited to non-native, introduced, and ornamental species that are used for landscaping.[13] The project site is located within a property that is currently developed for neighborhood recreation. The site is located within Sibrie Park which includes introduced grasses used for turf.[14] Thus, the proposed project will not result in any adverse impacts on sensitive plants or animals.

The animal species common to the site and the surrounding area are typical of those found in an urbanized setting. No areas of the city function as a wildlife movement corridor. No locally designated species are located within the city. In addition, no significant mature trees (Heritage Trees) will be impacted by the proposed project. No trees are found within the development site boundaries.

The site is not located within an area governed by a habitat conservation or community conservation plan.[15] As a result, no adverse impacts on local, regional, or state habitat conservation plans will result from the proposed project's implementation.

4g. Environmental Justice, Executive Order 12898

The project site does not represent any known historic or cultural significance to any ethnic or cultural group. In addition, the project site was not previously used for any cultural or service-related activity. Thus, no impact on ethnic cultural values will result from the construction of the proposed water well.

There are no residential units located on site. The proposed well installation site is currently located within a landscaped area of Sibrie Park.[16] As a result, the proposed project will not involve the removal of any units and no displacement of existing housing units or persons will result.

[13] Ibid.

[14] Ibid.

[15] Ibid.

[16] Blodgett/Baylosis Associates . *Site Survey*. February 2008.

4h. Farmland Protection Policy Act, 7 USC 4201

No agricultural activities are located within the project site or within the adjacent parcels. The proposed well installation site is located in Sibrie Park. The proposed project will not result in the conversion of any existing farmland to urban uses.

The City of Compton Zoning Ordinance does not contemplate agricultural land uses for the project site. As a result, no impacts on existing or future Williamson Act contracts will result from the proposed project's implementation.

4i. Fish and Wildlife Coordination Act, 16 USC 661

The City of Compton is urbanized and plant life is limited to non-native, introduced, and ornamental species that are used for landscaping.[19] The project site is located within a property that is currently developed. The site is located within Sibrie Park which includes introduced vegetation.[20] Thus, the proposed project will not result in any adverse impacts on fish and wildlife.

The project site and the surrounding properties are developed and do not contain any natural or protected natural plant communities or habitats. The site and the surrounding parcels do not contain any federal or State jurisdictional areas. The proposed project will not impact any *Waters of the U.S.* and no wetland resources will be affected. Thus, the proposed project will not affect any natural riparian habitats and no impacts are anticipated. A topographic map is provided in Exhibit 11.

4j. Floodplain Management Executive Order 11988 (1977), as Amended by Executive Order12148 (1979)

The eastern half of the City of Compton was previously located within the Los Angeles River 100-year floodplain. The Los Angles County Drainage Area Project, through the County of Los Angeles Department of Public Works, reduced potential overflow by increasing the flood carrying capacity of the lower Los Angeles River, the Rio Hondo just to the east of Compton and the lower portion of Compton Creek. The height of 21 miles of existing levees was raised and modifications were made to railroad, traffic, utility and pedestrian bridges.[21]

These improvements, completed in 2001, provide protection for Compton residents in the eastern and southern part of the city. Since the completion of this preventative measure Compton property owners in the floodplain are no longer required to purchase flood insurance (refer to Exhibit 12). As a result, no potential site-specific flooding impacts are anticipated.

4k. National Historic Preservation Act, 16 USC 470

A review of the National Register Information System identified a single notable site in the City of Compton. The site is referred to as the Domiguez Ranch Adobe and is located at 18127 South Alameda Street.[22] The proposed project will not affect this property or any other historically significant site. As a result, no impacts on historically significant resources will result.

4l. Protection of Wetlands, Executive Order 11990 (1977), as amended by Executive Order 12608 (1997)

The project site and the surrounding properties are developed and do not contain any natural or protected natural plant communities or habitats. The site and the surrounding parcels do not contain any federal or State jurisdictional areas. The proposed project will not impact any *Waters of the U.S.* and no wetland resources will be affected (refer to Exhibit 11). Thus, the proposed project will not affect any natural riparian habitats and no impacts are anticipated.

[20] Ibid.

[21] United States Army Corps of Engineers.

[22] The adobe is actually located in the City of Carson though the National Register lists the site as being in Compton.

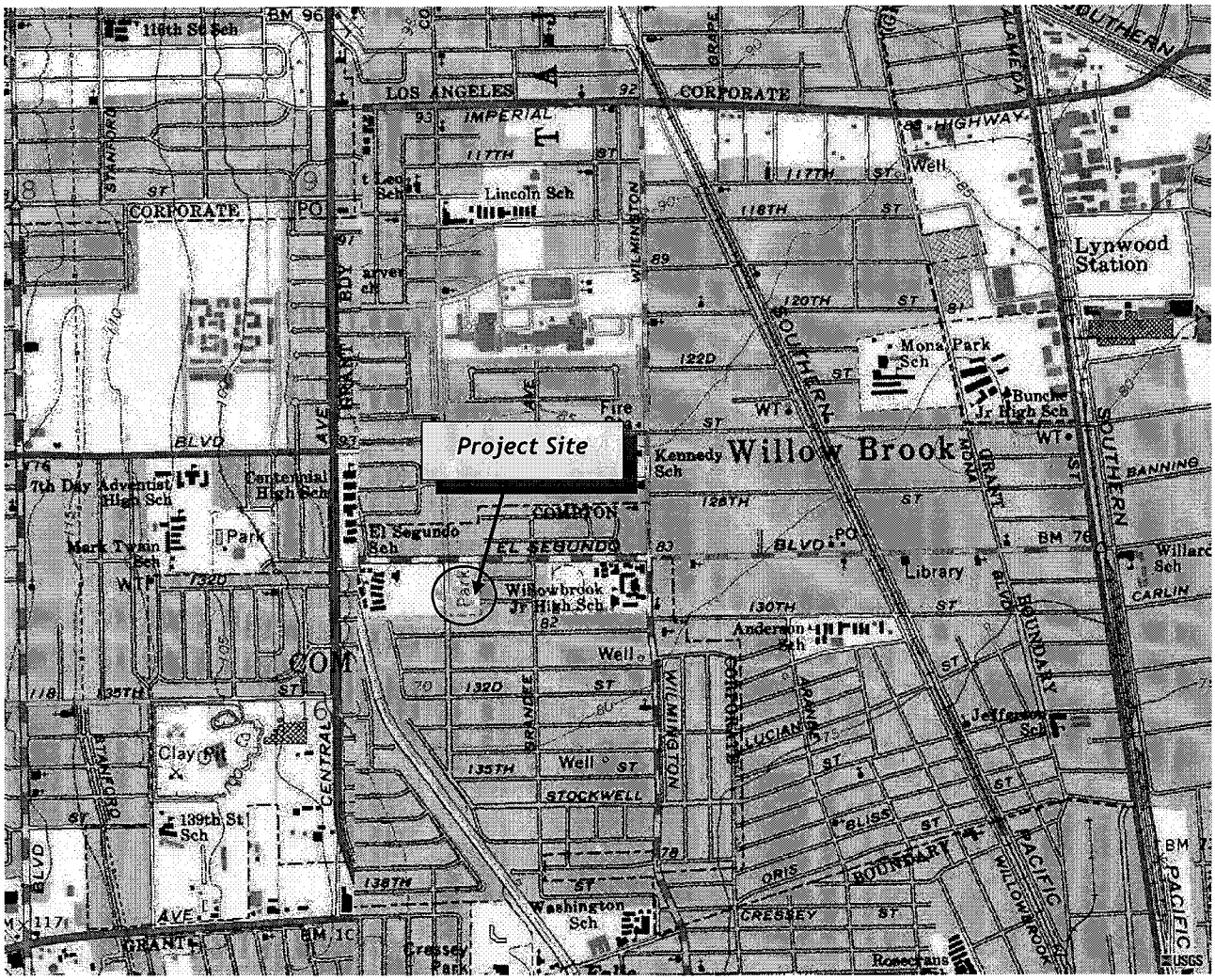

Exhibit 11
Surface Topography and Hydrology
Source: United States Geological Survey

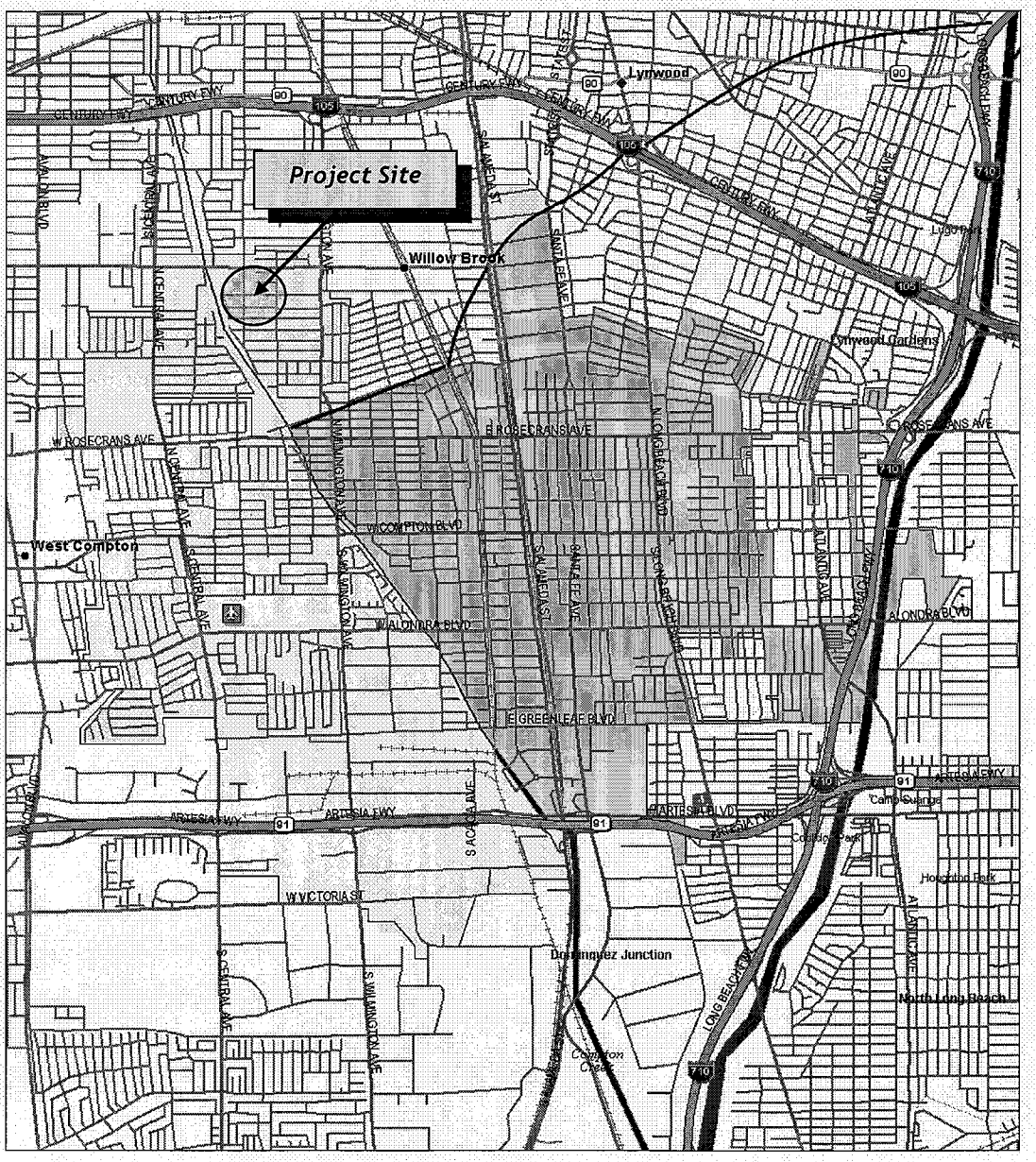

Exhibit 12
Flood Risk

Source: Federal Emergency Management Agency

4m. Safe Drinking Water Act, 42 USC 300f

No industrial wastewater discharges will result from the project's construction. The proposed project involves the installation of a new water well. The water well will extract local groundwater for potable uses. This well will replace existing wells operated by the CMWD that have been removed from service. As a result, the well will not result in any significant adverse impacts on a sole source aquifer.

4n. Wild and Scenic Rivers Act, 16 USC 1271

The proposed well installation site is located in an urbanized community of Southern California. As a result, the provisions of the Act are not applicable to the proposed project.

4o. Essential Fish Habitat Consultation Process under the Magnuson-Stevens Fishery Conservation and Management Act, 16 USC 1801

The proposed well installation site is located in an urbanized community of Southern California. As a result, the provisions of the Act are not applicable to the proposed project.

5.0 REFERENCES

5.1 Preparers

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(626) 336-0033

Marc Blodgett, Project Manager

5.2 References

California Department of Conservation, Division of Oil, Gas and Geothermal Resources, *Regional Wildcat Map 101*, 1990.

California Department of Fish and Game, *Natural Diversity Database*, 1998.

California Department of Parks and Recreation, *California Historical Landmarks*, 1990.

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