



**PLANNING COMMISSION OF THE CITY OF IRWINDALE  
NOTICE OF PUBLIC HEARING**

**NOTICE IS HEREBY GIVEN** that on **July 21, 2021 at 6:30 p.m.**, or as soon thereafter as the case may be heard, the Planning Commission of the City of Irwindale will conduct a public hearing in the **Council Chambers, 5050 Irwindale Avenue, Irwindale, California, 91706** to consider the following:

**1) RECOMMENDATION TO THE IRWINDALE CITY COUNCIL TO CERTIFY THE FINAL ENVIRONMENTAL IMPACT REPORT (FEIR), FINDINGS OF FACT, STATEMENT OF OVERRIDING CONSIDERATIONS AND ADOPT THE MITIGATION MONITORING AND REPORTING PROGRAM (MMRP); 2) RECOMMENDATION TO THE CITY COUNCIL TO ADOPT GENERAL PLAN AMENDMENT NO. 02-2017 TO CHANGE THE GENERAL PLAN MAP DESIGNATION OF A PORTION OF THE SUBJECT PROPERTY FROM RESIDENTIAL TO INDUSTRIAL/BUSINESS PARK; AND 3) RECOMMENDATION TO THE CITY COUNCIL TO APPROVE SITE PLAN AND DESIGN REVIEW (DA) NO. 04-2017 FOR THE CONSTRUCTION OF A ±545,735 SQUARE-FOOT CONCRETE TILT-UP BUILDING AND ASSOCIATED PARKING WITH RESPECT TO THE PROPERTY LOCATED AT 5175 VINCENT AVENUE, IRWINDALE, CA 91706 (APNS: 8417-034-015 AND 8417-034-016) IN THE M-2 (HEAVY MANUFACTURING) ZONE; APPLICANT – MARK GABAY (FIVE POINTS, LLC)**

**Pursuant to Executive Order N-25-20 issued by the Governor, the meeting will be held via a conference call/webinar to allow public participation. Please access the meeting at <https://us02web.zoom.us/j/86349691359>.**

Pursuant to the authority and criteria contained in the California Environmental Quality Act (CEQA) of 1970, as amended, and the City of Irwindale environmental guidelines, the City, as the Lead Agency, has analyzed the project and has prepared an Environmental Impact Report (“EIR”). The Draft EIR was circulated for public review for 45 days from February 17, 2021 through April 2, 2021. A copy of the Draft EIR was circulated through the State Clearinghouse (SCH# 2018121056), posted on the City’s website, and was available at the Irwindale Public Library, City Clerk’s Office, and the Community Development Department. A copy of the Draft EIR and Mitigation Monitoring and Reporting Program was posted on the City’s website and the Irwindale Public Library’s website. The public review period for the Draft EIR ended on April 2, 2021. A Final Environmental Impact Report was prepared on the proposed project, including the Draft EIR, comments received on the Draft EIR and responses to those comments, revisions and corrections to the Draft EIR made in response to comments received, and a Mitigation Monitoring and Reporting Program. Environmental documents can be found at: <https://www.irwindaleca.gov/400/5175-Vincent-Avenue>

If you wish to challenge General Plan Amendment No. 02-2017 and Site Plan and Design Review (DA) No. 04-2017 and/or the environmental determination in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Community Development Department/Planning Division at, or prior to, the public hearing. For further information, please contact Brandi Jones, Senior Planner, at the Community Development Department/Planning Division at (626) 430-2260.

Sincerely,  
Marilyn Simpson, AICP  
Community Development Director

Dated: July 7, 2021  
Mailed: July 8, 2021  
Posted: July 8, 2021  
Published: July 9, 2021