

existing local noise ambience conditions.

There is existing area and security lighting on the project site, which currently presents no significant light or glare effects because of the site interior and the remote location within the Cabrillo family housing area. The Job Corps Center will feature new facility area and security lighting on the project site. Lighting impacts from the proposed action upon off-site areas are expected to decrease over existing conditions because the campus site design will feature more modern, low intensity lighting fixtures. This is considered to be a beneficial improvement over previously existing local lighting ambience conditions.

There are no rare or endangered flora or fauna species known to exist on the project site. Although development of the project will remove existing non-native residential landscaping, forcing existing urban animal species to relocate to adjacent areas, the proposed site design will feature California native flora species designed to attract desired fauna.

The proposed action will result in a 15.9 percent decrease in population over previously existing conditions on site. This is considered to be a beneficial reduction in population density of the Long Beach site and surrounding community area. The affected source of demolition and related construction is considered non-public (formerly military) housing, and will have no impact on pricing in the local housing market. No significant adverse population or housing resource related project impacts are anticipated.

Development of the proposed site is estimated to generate a total of 256 direct and indirect job opportunities in the City of Long Beach and surrounding regions. The proposed action will not have any adverse effect on the local job market, given the relatively high unemployment rates in all sectors, including the local construction industry.

The proposed action is exempt from State property taxation. However, construction material purchases are subject to both State Sales and Use-related taxes. Accordingly, public tax revenues, expected to increase as a result of project development, are considered to be a beneficial improvement over existing local and regional employment and economic conditions.

There is no evidence of any prehistoric archaeological or historical sites on the Long Beach project site.

The existing family housing units at Cabrillo do not constitute sufficient

historical or architectural qualities to meet the criteria for eligibility in the National Register of Historical Sites.

The proposed action is not expected to have an adverse impact on established area facilities and opportunities including, but not limited to, recreational and community services or pre-educational services.

Although there are no on-site stormwater management-related retention basins, or related treatment facilities, existing runoff and related drainage patterns on- and off-site are not expected to be significantly impacted by the project's minor surface paving. Provision of on-site storm-water management facilities, as well as use of intensive site landscaping, will minimize potential off-site stormwater impacts.

Project development will have no adverse direct impact on City of Long Beach street maintenance including any capital improvement expenditures or other related public fiscal effects.

Security services are currently provided by the U.S. Navy Military Police. This will become the responsibility of the Job Corps Center, which will maintain access control and provide site security. The city of Long Beach provides police services to the surrounding community from the central station located 1.5 miles away. The public police services are adequate for the project area and surrounding community area. Project development will have no significant, adverse impact on public services.

The fire-suppression services on-site are currently provided by the U.S. Navy and will become the responsibility of the Job Corps Center. The final site design will provide adequate fire suppression and control features, including installation of automatic sprinkler fire suppression systems, for all proposed construction. The site and surrounding community are served by a Long Beach City Fire Station located 1.0 mile away. Project development is not anticipated to have a significant, adverse impact on existing public services.

Primary medical and paramedic services on-site will be the initial responsibility of the Job Corps Center, with emergency backup provided by the city of Long Beach. The closest hospital services are within 1.5 miles of the project site. The proposed project will have no significant, adverse impact upon existing community emergency or medical services.

None of the existing site facilities including family housing units has radon levels above EPA's Radon Action Level of four picocuries per liter (0.4

pCi/L). Appropriate building design will ensure safe radon levels are maintained on the project site.

There would be no problem with lead in drinking water via the on-site distribution systems since there are no old pre-1965 pipes. New construction would eliminate any related problems in the future. Appropriate demolition and legal disposal of all lead or lead alloy/solders, as well as appropriate building design will ensure that safe drinking water is maintained on the project site.

The project site does not appear to be subject to any significant natural hazards. The project site is located above the 100-year flood plain, and is not within a designated special hazard zone.

No significant adverse, long-term irreversible environmental resource losses are associated with the proposed action. Accordingly it is concluded that the proposed action will not result in any significant adverse site specific and/or cumulative environmental resource impacts.

A public meeting regarding the location of the new Job Corps Center at the proposed site was held on February 7, 1994 at the Naval Housing Cabrillo in Long Beach. Representatives from the city of Long Beach and the Office of Job Corps presented a description of the proposed project, a discussion of the reuse of Naval properties, the benefits to the youth of the area and general community benefits as a result of siting a Job Corps in Long Beach. Community leaders as well as the general public were given an opportunity to comment on the project and ask questions. All of the responses were positive, with community organizations addressing the benefits that the proposed Job Corps Center would have on employment opportunities for the youth in the area.

The project alternatives reviewed and considered in this EA included: (1) the "No Build" alternative; (2) the "Alternative Sites" alternative; and (3) the "Continue as Proposed" alternative. Choosing the "No Build" alternative implies that the U.S. Department of Labor would not proceed with the proposed construction and operation of a new Job Corps Center in the Long Beach area. Under this alternative, existing Job Corps Center facilities in Los Angeles would be used to provide current limited services. The existing facilities are at a maximum capacity and do not offer any opportunity to provide expanded and up-graded Job Corps Center training facilities and related community-based employment development services.