

**SUBJECT:** Administrative Action No. 1974                      **DATE:** August 21, 2021

**BY:** Ivan Reyes

**LOCATION:** 15330 Minnesota Avenue

**ZONE:** M-2 (Heavy Manufacturing) zone

**GENERAL  
PLAN:** Central Industrial District

**APPLICANT:** Javier Sepulveda / International Metal Trading, Inc.

### **Description**

The applicant is requesting approval of an administrative action as mandated for metal-related manufacturing businesses that the South Coast Air Quality Management District (SCAQMD) requires a permit to operate. The International Metal Trading, Inc (IMT) facility is located at 15330 Minnesota Avenue in the M-2 (Heavy Manufacturing) zone.

The applicant purchases and processes titanium industrial scrap metal. The business does not accept metal from the general public – only from industrial generators of scrap metal. The business uses a variety of testing processes to grade titanium and titanium-alloy scrap metal which is sorted, cleaned, packaged, and transported outside of Los Angeles County for recycling by other businesses. The applicant has been operating in the City of Paramount since 1999. IMT's scheduled facility operating hours are 6:00 a.m. to 2:30 p.m. Monday through Friday. The applicant currently employs eleven staff members.

### **Background**

In September 2018, the Paramount City Council adopted Ordinance No. 1106 for Zoning Ordinance Text Amendment No. 8, which revised manufacturing regulations in response to high and unhealthful levels of hexavalent chromium and other air emissions.

The purpose of the administrative action is to allow the City of Paramount to have a complete understanding as to how metal-related manufacturing businesses operate. An application would contain a catalog of equipment, materials, and uses. An administrative action approval would also include operating conditions as incorporated in the Zoning Ordinance with Ordinance No. 1106. These performance standards are codified in Section 17.36.050 and 17.36.060 of the Paramount Municipal Code for metal manufacturing businesses located in the M-2 zone.

## Site Description

IMT is located on a property at 15330 Minnesota Avenue totaling 15,000 square feet. The property is on the east side of Minnesota Avenue between Adams Street to the north and Jefferson Street to the south. The property is within the Central Industrial District General Plan Land Use Designation. The business has pedestrian access only from Minnesota Avenue and vehicular access from the alley in the back (see site plan below).

[plan removed from public distribution]



There is one building onsite totaling 8,557 square feet.

**Description**

IMT prepares and processes scrap metal for packaging and shipment. In summary, the production steps are (1) receiving; (2) sorting; (3) shearing; (4) cleaning; and (5) final inspection/packaging; (6) shipping.

IMT accepts scrap titanium and titanium-alloy metal material from industrial generators. IMT does not accept metal with oil, liquid, or grease. The employees place incoming metal upon a sorting table to sort for chemical and alloy composition with use of a computer tool to test for chemical analysis. The applicant cuts the metal into smaller sizes (typically no larger than four inches). The metal is placed inside an abrasive blasting machine that removes contaminants such as paint, tape, and markings. As the blasting process generates metal dust, a dust collection system (permitted by SCAQMD and the City) keeps the dust from entering the air. The powder-like dust is contained in drums that are disposed of when full by a licensed disposal company. The dust collector is controlled by an alarm system that monitors particulate emissions to prevent fugitive air emissions. The cleaned metal is removed from the blaster, retested, inspected, weighed, and packaged on pallets for transport.

International Metal Trading, Inc. is under the inspection of and is permitted by all appropriate State and federal agencies as discussed below.

**Application Details**

Permits – SCAQMD

Permit No./ Application No.	Description
F41764/ 387145	Permit to operate abrasive blasting (cabinet/machine/room)
F82175/ 455626	Permit to operate baghouse, ambient temperature (>500 sq. ft.)

Permits – Other agencies

Agency	Permit No.	Description
Los Angeles County Fire Dept.	AR0018069	Hazardous Materials Disclosure Program; Hazardous Waste Generator Program
California Water Boards	Industrial Facility Storm Water: 484360	General Permit for Storm Water Discharges – Waste Discharger Identification (WDID) number 4 19I027942

**Other Permits**

Paramount Conditional Use Permits. A total of two conditional use permits (CUPs) are active and applicable to the portion of the International Metal Trading, Inc. in Paramount. A summary is below:

CUP No.	Description	Approval Date
472	Industrial metal processing facility (metal recycling)	3/8/2000
620	Install an exterior dust collector	10/10/2007

Signs. Section 17.36.030 includes provisions for a wall sign to be installed in compliance with M-2 sign regulations. International Metal Trading, Inc. has an existing wall sign which staff has deemed appropriate in size and clearly identifies the business as shown below. As such, the business complies with Section 17.36.030 of the Paramount Municipal Code.



The International Organization for Standards (ISO). The applicant maintain ISO certification No. 10573 in conformance with ISO 9001:2015 for preparation and toll processing of super-alloy scrap metals for recycling.

Notices of Violations (NOV). The SCAQMD has not issued NOVs to International Metal Trading Inc. within the last ten years:

Public tours. The applicant states the business cannot commit to an annual off-site informational session to inform the community-at-large about business operations and practices for safety and security reasons. The applicant is not amenable to small group tours on a case-by-case basis (subject to restrictions) with a minimum 60-day notice. However, given the Code requirement for an annual informational session, a condition of approval is included noting the annual requirement to achieve Code compliance.

**RECOMMENDED ACTION:**

Administrative Action Case No. 1974 is approved subject to the following conditions:

1. \_\_\_\_\_ Except as set forth in conditions, development shall remain substantially as shown on the approved plans. New development must be approved by the Planning Department before construction.
2. \_\_\_\_\_ This application shall not be effective until the applicant has first filed at the office of the Planning Department a sworn affidavit by September 1, 2021 both acknowledging and accepting all conditions of approval of this Administrative Action. Failure to provide the City of Paramount with the requisite affidavit shall render the Administrative Action void.
3. \_\_\_\_\_ No future exterior structural alteration, other than those building treatments previously approved, shall be permitted without the prior approval of the Planning Director.
4. \_\_\_\_\_ The use of tarps is prohibited in front setbacks, side setbacks that abut an alley or street, and over driveways.
5. \_\_\_\_\_ No wrought iron, metal, steel, etc. security bars shall be installed on the exterior of any window with visibility from the public rights-of-way.
6. \_\_\_\_\_ Landscaping shall be maintained to the satisfaction of the Planning Department in perpetuity. Landscape changes are subject to Planning Department review and approval. Mature trees shall not be removed without prior approval by the Planning Department. Plant material shall be maintained in a thriving condition, free from weeds and overgrowth, in perpetuity in compliance with Chapter 17.96 (Water-Efficient Landscape Provisions) of Title 17 (Zoning Ordinance) of the Paramount Municipal Code.
7. \_\_\_\_\_ Sufficient quantities of exterior paint shall be maintained for the removal of graffiti, peeling paint, or other blemishes on the exterior of buildings.
8. \_\_\_\_\_ The project shall comply with all pertinent Building and Safety Division requirements.
9. \_\_\_\_\_ The operator shall, at all times, maintain and comply with required operating permits from all pertinent agencies.
10. \_\_\_\_\_ The responsible party shall maintain to the extent feasible the existing equipment, materials, and uses as listed to the Planning Department in the application materials for this Administrative Action, including but not limited to all equipment, materials, or uses permitted by the City, South Coast Air Quality Management District, Los Angeles County Fire Department, Los Angeles County Sanitation District, and the Regional Water Quality Control Board. The responsible party shall notify the Planning Department of proposed equipment

- that requires building, mechanical, plumbing, or electrical permits or a combination one or more permits. The responsible party shall notify the Planning Department of proposed uses. Any new equipment, materials, or uses must comply with the Paramount Municipal Code and the conditions set forth herein.
11. \_\_\_\_\_The responsible party shall comply with and maintain required permits from all other applicable regulatory agencies, including but not limited to the United States Environmental Protection Agency, the Los Angeles County Fire Department, the South Coast Air Quality Management District, the State Water Resources Control Board, and the Los Angeles Regional Water Quality Control Board, and the City of Paramount. The use of Best Available Control Technology is required at minimum. A facility shall install Lowest Achievable Emission Rate equipment if required by the South Coast Air Quality Management District.
  12. \_\_\_\_\_The use shall comply with required housekeeping and best management practices of the South Coast Air Quality Management District and all applicable regulatory government agencies.
  13. \_\_\_\_\_To the extent that installation of emissions control equipment, including retrofit equipment, is required by an applicable South Coast Air Quality Management District rule or regulation, then such required emissions control equipment shall comply with Best Available Control Technology requirements. A facility shall install Lowest Achievable Emission Rate equipment if required by the South Coast Air Quality Management District.
  14. \_\_\_\_\_Core production and manufacturing activities shall be conducted within an enclosed structure. Notwithstanding the foregoing, ancillary activities including but not limited to maintenance; inspection; measuring; active packing, loading, and unloading of deliveries shall be permitted outdoors. Other ancillary activities shall be approved by the Planning Director.
  15. \_\_\_\_\_All feasible building resiliency and environmental sustainability provisions shall be incorporated into any new construction and significant building rehabilitation.
  16. \_\_\_\_\_The exterior wall sign identifying the business shall be maintained in good condition in compliance with Section 17.36.030 of the Paramount Municipal Code. Any changes to the sign shall be reviewed and approved by the Planning Department.
  17. \_\_\_\_\_Certification from the International Standardization Organization (ISO) or equivalent international standard-setting body as relevant regarding environmentally sustainable practices and organization shall be maintained as feasible.

18. \_\_\_\_\_ Public tours of the business operation shall be reasonably accommodated at least once each year for the purpose of informing the public of business operations and practices. A comprehensive information session at an off-site location is acceptable provided direct facility access impedes public safety or compromises proprietary processes, as determined by the business owner in consultation with the Planning Director. The operator shall provide details to the Planning Department at least three weeks in advance of a public tour or equivalent information session annually. The operator shall submit documentation of the public tour (e.g. sign-in sheets or meeting handouts) to the Planning Department annually.
19. \_\_\_\_\_ With consideration of days and hours of operation, specific operations shall be mitigated to minimize impacts upon surrounding uses and infrastructure. Deliveries shall be limited to the hours of 7:00 a.m. to 3:00 p.m. as much as possible to mitigate or minimize impacts directly relating to such activity on surrounding uses and infrastructure.
20. \_\_\_\_\_ The applicant shall comply with all relevant labor laws and regulations of the Division of Labor Standards Enforcement of the California Department of Industrial Relations and the Division of Occupational Safety and Health (Cal/OSHA).
21. \_\_\_\_\_ The applicant shall comply with all relevant regulations for the disposal of waste of all pertinent agencies, including but not limited to the California Department of Resources Recycling and Recovery (CalRecycle) and California Department of Toxic Substances Control (DTSC).
22. \_\_\_\_\_ The operator shall coordinate in good faith with the Planning Director or designee for an annual onsite inspection to be conducted by December 31 of each year with Planning Department staff and Public Safety Department staff to verify approved structures, operations, and equipment. The operator shall accept personnel from applicable regulatory agencies as needed to accompany City of Paramount staff during the course of annual inspections.
23. \_\_\_\_\_ All conditions of approval shall be met prior to final approval by the Planning Department.