Project Title: Pacific Coast Commons Specific Plan

Lead Agency: City of El Segundo
Mailing Address: 350 Main Street
City: El Segundo
Contact Person: Paul Samaras
Phone: (310) 524-2340

Project Location:
County: Los Angeles
City/Nearest Community: El Segundo
Assessor’s Parcel No.: 4139-025-075,-074,-073,-076; section: 12:7

Within 2 Miles:
State Hwy #: I-105; I-405
Airports: Los Angeles International
Waterways: N/A
Railways: N/A
Schools: El Segundo Middle School

Document Type:
CEQA: [ ] NOP [ ] Early Cons [ ] Neg Dec [ ] Mit Neg Dec
NEPA: [ ] NOI [ ] Other: ___________________________

Local Action Type:
[ ] General Plan Update [ ] General Plan Amendment [ ] General Plan Element [ ] Community Plan
[ ] Specific Plan [ ] Master Plan [ ] Planned Unit Development [ ] Site Plan
[ ] Rezone [ ] Prezone [ ] Use Permit [ ] Land Division (Subdivision, etc.)

Development Type:
[ ] Residential: Units 263 Acres ________ Employees ________
[ ] Office: Sq.ft. ________ Acres ________ Employees ________
[ ] Commercial: Sq.ft. 11,252 Acres ________ Employees ________
[ ] Industrial: Sq.ft. ________ Acres ________ Employees ________
[ ] Educational: ________
[ ] Recreational: ________
[ ] Water Facilities: Type MGD ________
[ ] Other: multi-level parking garages

Project Issues Discussed in Document:
[ ] Aesthetic/Visual [ ] Agricultural Land [ ] Air Quality [ ] Archeological/Historical [ ] Biological Resources [ ] Coastal Zone [ ] Drainage/Absorption [ ] Economic/Jobs
[ ] Fiscal [ ] Flood Plain/Flooding [ ] Forest Land/Fire Hazard [ ] Geologic/Seismic [ ] Minerals [ ] Noise [ ] Population/Housing Balance [ ] Public Services/Facilities

Present Land Use/Zoning/General Plan Designation:
General Plan: General Commercial, Parking
Zoning: General Commercial (C-3), Parking (P)

Project Description: (please use a separate page if necessary)
The proposed Pacific Coast Commons Specific Plan (Project) includes approximately 6.3 acres (post-dedication) of developed property located along Pacific Coast Highway. The entire area would receive a new General Plan Land Use Designation and zoning of Pacific Coast Commons Specific Plan. The Project would demolish existing structures, including a former restaurant with meeting/ballroom space, a rental car tenant, and the existing surface parking lots of the Fairfield Inn & Suites by Marriott and Aloft Hotel properties, and would allow for the development of up to 263 new housing units and approximately 11,250 gross square feet of new commercial/retail uses, and associated parking.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.
Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an “X”. If you have already sent your document to the agency please denote that with an “S”.

X Air Resources Board
X Caltrans District #7
X Caltrans Division of Aeronautics
X Central Valley Flood Protection Board
X California Emergency Management Agency
X California Highway Patrol
X Caltrans Planning
X Coachella Valley Mtns. Conservancy
X Coastal Commission
X Colorado River Board
X Conservation, Department of
X Corrections, Department of
X Delta Protection Commission
X Education, Department of
X Energy Commission
X Fish & Game Region #
X Food & Agriculture, Department of
X Forestry and Fire Protection, Department of
X General Services, Department of
X Health Services, Department of
X Housing & Community Development
X Native American Heritage Commission

Office of Historic Preservation
Office of Public School Construction
Parks & Recreation, Department of
Pesticide Regulation, Department of
Public Utilities Commission
Regional WQCB #
Resources Agency
Resources Recycling and Recovery, Department of
S.F. Bay Conservation & Development Comm.
San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
San Joaquin River Conservancy
Santa Monica Mtns. Conservancy
State Lands Commission
SWRCB: Clean Water Grants
SWRCB: Water Quality
SWRCB: Water Rights
Tahoe Regional Planning Agency
Toxic Substances Control, Department of
Water Resources, Department of
Other:
Other:

Local Public Review Period (to be filled in by lead agency)

Starting Date May 26, 2020
Ending Date June 25, 2020

Lead Agency (Complete if applicable):

Consulting Firm: Dudek
Address: 38 North Marengo
City/State/Zip: Pasadena, CA 91101
Contact: Kristin Starbird
Phone: (626) 204-9839

Applicant: MAR CDC Holly, LLC
Address: 721 North Douglas Street
City/State/Zip: El Segundo, CA 90245
Phone: (310) 781-8261

Signature of Lead Agency Representative: Mamaron
Date: 5/20/20