

Notice of Completion & Environmental Document Transmittal

Appendix C

For U.S. Mail: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH#

Project Title: The Ryokan Project

Lead Agency: City of Malibu

Contact Person: Adrian Fernandez

Mailing Address: 23815 Stuart Ranch Road

Phone: (310) 456-2489, ext 482

City: Malibu

Zip: 90265

County: Los Angeles

Project Location:

County: Los Angeles

City/Nearest Community: Malibu

Total Acres:

Cross Streets: Sweetwater Canyon Drive and Carbon Canyon Road

Zip Code: 90265

Assessor's Parcel No. 4452-004-034, -035

Section: Twp. Range: Base:

Within 2 miles: State Hwy#: 1

Waterways: Pacific Ocean to the South

Airports: N/A

Railways: N/A

Schools: N/A

Document Type:

CEQA:

- NOP
- Draft EIR
- Early Cons
- Supplement to EIR
- Neg Dec
- Subsequent EIR
- Mit Neg Dec
- Other:

NEPA:

- NOI
- EA
- Draft EIS
- FONSI

Other:

- Joint Document
- Final Document
- 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.)
- Annexation
- Redevelopment
- Coastal Permit
- Other:

Development Type:

- Residential: Units _____ Acres _____
- Office: Sq.ft. _____ Acres _____ Employees _____
- Commercial: Sq.ft. _____ Acres _____ Employees _____
- Industrial: Sq.ft. _____ Acres _____ Employees _____
- Educational _____
- Recreational _____
- Water Facilities: Type _____ MGD _____
- Transportation: Type _____
- Mining: Mineral _____
- Power: Type _____ MW _____
- Waste Treatment: Type _____ MGD _____
- Hazardous Waste: Type _____
- Other: _____

Project Issues That May Have A Significant Or Potentially Significant Impact:

- 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
- Recreation/Parks
- Schools/Universities
- Septic Systems
- Sewer Capacity
- Soil Erosion/Compaction/Grading
- Solid Waste
- Toxic/Hazardous
- Traffic/Circulation
- Vegetation
- Water Quality
- Water Supply/Groundwater
- Wetland/Riparian
- Growth Inducement
- Land Use
- Cumulative Effects
- Other _____

Present Land Use/Zoning/General Plan Designation: Commercial Visitor Serving and Community Commercial

Project Description: (please use a separate page if necessary)

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

Revised 2005

See Attached Notice

Reviewing Agencies Checklist

Appendix C continued

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below.

See Attached List

- | | |
|---|--|
| <input type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Emergency Services |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Parks & Recreation |
| <input type="checkbox"/> Caltrans District # _____ | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Reclamation Board |
| <input type="checkbox"/> Coachella Valley Mountains | |
| <input type="checkbox"/> Conservancy | <input type="checkbox"/> Regional WQCB # _____ |
| <input type="checkbox"/> Coastal Commission | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> S.F. Bay Conservation & Development |
| <input type="checkbox"/> Commission | |
| <input type="checkbox"/> Conservation, Department of | <input type="checkbox"/> San Gabriel & Lower Los Angeles Rivers |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> & Mountains Conservancy |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> Santa Monica Mountains Conservancy |
| <input type="checkbox"/> Office of Public School Construction | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Fish & Game Region # _____ | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> SWRCB: Water Rights |
| <input type="checkbox"/> Forestry & Fire Protection | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> General Services, Department of | <input type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Health Services, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> Housing & Community Development | |
| <input type="checkbox"/> Integrated Waste Management Board | Other: _____ |
| <input type="checkbox"/> Native American Heritage Commission | Other: _____ |

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

Starting Date 12/2/21 Ending Date 1/3/22

Lead Agency (Complete if applicable):

Consulting Firm: City of Malibu

Address: 23825 Stuart Ranch Road

City/State/Zip: Malibu, CA 90265

Contact: Adrian Fernandez

Phone: (310) 456-2489, ext. 482


Applicant: John Heintz, Latham & Watkins, LLP

Address: 355 S. Grand Ave, Ste. 100

City/State/Zip: Los Angeles, CA 90071-1560

Phone: (213) 891-8763

Signature of Lead Agency Representative



Digitally signed by Adrian Fernandez
Date: 2021.12.01 12:24:11 -08'00' Date: 12/1/21

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.

Initial Study Distribution List

AGENCY	ADDRESS1	ADDRESS2	ADDRESS3	ADDRESS4
California Dept. of Pesticide Regulation	P.O. Box 4015		Sacramento, CA 95812-4015	
Calif. Dept. of Fish & Game	South Coast Region-CEQA Program	3883 Ruffin Road	San Diego, CA 92123	
Calif. Dept. of Parks & Recreation	1416 9 th Street		Sacramento, CA 95814	
Calif. Hwy. Patrol, Leland Tang, PIO	West Valley Area Office	5825 De Soto Avenue	Woodland Hills, CA 91367	
California Coastal Commission	c/o Barbara Carey	89 S. California Street, Suite 200	Ventura, CA 93001	
California State Parks	c/o Suzanne Goode	1925 Las Virgenes Road	Calabasas, CA 91302	
City of Calabasas	c/o Tom Bartlett	100 Civic Center Way	Calabasas, CA 91302	
City of Santa Monica	c/o David Martin	1685 Main Street, #212	Santa Monica, CA 90401	
County of LA – Public Works	c/o Mr. Suk Chong, Land Dev. Div.	P.O. Box 1460	Alhambra, CA 91802-1460	
County of Ventura	Resource Management	800 South Victoria Ave. L# 1740	Ventura, CA 93009-1740	
Department of Conservation	801 K Street, MS-13-71	Sacramento, CA 95814		
Dept. of Transp. Dist. 7, Regional Planning	IRG/CEQA Branch	100 South Main Street	Los Angeles, CA 90012-3603	
Dept. Toxic Substances Control	c/o Edwin F. Lowry	9211 Oakdale Avenue	Chatsworth, CA 91311	
Gas Company/Pacific Region	Attn: Environmental Review	PO Box 9099	Compton, CA 90224	
GTE	Environmental Affairs	PO Box 725	Chino, CA 91708	
Department of Housing and Community Development	Paul Dirksen	P.O. Box 952050	Sacramento, CA 94252-2050	
So. Cal. Edison, Third Party Env. Review	Karen Cadavona	2244 Walnut Grove Avenue	Quad 4C 472A	Rosemead, CA 91770
L.A. Co. Health Svc./Environ. Hygiene	Attn: Environmental Review	5050 Commerce Drive, Suite 115	Baldwin Park, CA 91706	
LA Co. Fire Dept., Attn: Lily Cusick	Lily Cusick	Forestry Division, Rm. 123	5823 Rickenbacker Rd #123	Commerce, CA 90040
LA County Sanitation District	ATTN: Environmental Review	P.O. Box 4998	Whittier, CA 90607	
LA County Sheriff Department	c/o Environmental Review	27050 Agoura Road	Agoura, CA 91301	
LA Dept. of Beaches & Harbors	Charlotte Miyamoto, Chief, Planning Div.	13483 Fiji Way	Marina Del Rey, CA 90292	
Las Virgenes MWD	Carlos G. Reyes	4232 Las Virgenes Road	Calabasas, CA 91302	
Los Angeles County	Waterworks District 29	21533 Civic Center Way	Malibu, CA 90265	
Southern California Edison	Mark Olson, Public Affairs Region Manager	1721 22nd Street	Santa Monica, CA 90404	
Mass Transit Authority (MTA)	CEQA Review Coordination	Mail Stop 99-23-2, One Gateway Plaza	Los Angeles, CA 90012	
Mountains Restoration Trust	c/o Steven Harris	3815 Old Topanga Canyon Road	Calabasas, CA 91302	
National Park Service	Attn: Development Monitoring Specialist	401 W. Hillcrest Drive	Thousand Oaks, CA 91350	
Native American Heritage Commission	c/o Rob Wood	1556 Harbor Blvd.	West Sacramento, CA 95691	
Paul Edelman	Santa Monica Mountains Conservancy	King Gillette Ranch, 26800 Mulholland Hwy	Calabasas, CA 91302	
Pepperdine University	Dir. of Reg. Affairs Rhiannon Pregitzer	24255 Pacific Coast Highway	Malibu, CA 90263	
Resource Conservation Dist. of S.M. Mountains	c/o Steve Williams	30000 Mulholland Highway	Agoura Hills, CA 91301	
RWQCB, Region 4	c/o CEQA Manager	320 West 4th Street, Suite 200	Los Angeles, CA 90013	
Santa Monica Bay Keeper	Mark Abramson	120 Broadway, Suite 105	Santa Monica, CA 90401	
SCAG	c/o Javier Minares	818 W. 7 th Street, 12 th Floor	Los Angeles, CA 90017	
Sierra Club	Santa Monica Mountain Task Force	5860 Belbert Circle	Calabasas, CA 91302	
So. Cal. Edison Co. Local Gov. Affairs	Land Use / Environmental Coordinator	2244 Walnut Grove Avenue	Rosemead, CA 91770	
South Coast Air Quality Management District	CEQA Intergovernmental Review	Attn: Program Supervisor	21865 E. Copley Drive	Diamond Bar, CA 91765
State Lands Commission	Betty Silva	100 Howe Avenue, Suite 100-5	Sacramento, CA 95825	
U.S. Army Corps of Engineers L.A. Dist.	ATTN: Regulatory Division, CESPL-RG	915 Wilshire Blvd., Suite 930	Los Angeles, CA 90017-3409	
Heal the Bay	1444 9 th Street	Santa Monica, CA 90401		
LA County Dept of Health Services	5050 Commerce Drive	Baldwin Park, CA 91706-1423		
LA County Dept. of Regional Planning	320 W. Temple Street	Los Angeles, CA 90012		
Malibu Lagoon Museum	23200 Pacific Coast Highway	Malibu, CA 90265		
Malibu Post Office – Postmaster	23838 W Pacific Coast Hwy	Malibu, CA 90265		
Malibu Public Library	23519 Civic Center Way	Malibu, CA 90265		
Malibu Surfing Association	P.O. Box 2683	Malibu, CA 90265		
Malibu Township Council	P.O. Box 803	Malibu, CA 90265		
National Marine Fishery Service	501 West Ocean Blvd. #4200	Long Beach, CA 90802-4213		
Office of Historic Preservation	P.O. Box 942896	Sacramento, CA 94296-0001		
Office of Planning & Research	1400 Tenth Street	Sacramento, CA 95812-3044		
Santa Monica – Malibu USD	1651 16 th Street	Santa Monica, CA 90404		
State Coastal Conservancy	1330 Broadway, 11 th Floor	Oakland, CA 94612-2530		
State of California Resources Agency	1416 Ninth Street, Suite 1311	Sacramento, CA 95814		
State Water Resources Control Board	P.O. Box 100	Sacramento, CA 95812		
Steve Scheinkman	30254 Morning View	Malibu, CA 90265		
Surfrider Foundation	3435 Ocean Park Blvd #107-12	Santa Monica, CA 90405		
US Fish and Wildlife Service	2493 Portola Avenue, Suite B	Ventura, CA 93003		