



Los Angeles County
Department of Regional Planning



Planning for the Challenges Ahead

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Acting Director of Planning

**NOTICE OF PUBLIC HEARING
AND AVAILABILITY OF RECIRCULATED DRAFT ENVIRONMENTAL IMPACT REPORT FOR
STATE CLEARINGHOUSE NUMBER # 2007031114**

PROJECT NOS.: **R2006-03647** (400-unit Neptune Marina Apartment complex proposed on Marina del Rey Parcel 10R);
R2006-03652 (126-unit Neptune Marina Apartment complex proposed on Marina del Rey Parcel FF);
TR067861 (288-room hotel and timeshare resort, with 152 hotel suites and 136 timeshare units, proposed on the northern portion of Parcel 9U);
R2006-03643 (Wetland and upland park proposed on the southern portion of Parcel 9U);
R2006-03644 (Public anchorage proposed in the basin adjacent to Parcel 9U).

Notice is hereby given that the Regional Planning Commission will conduct a public hearing concerning these land use proposals on Wednesday, August 12, 2009 at 6:00 p.m. at the **Burton W. Chace Park** community room, located at 13650 Mindanao Way, Marina del Rey, California 90292. Interested persons will be given an opportunity to testify. (The Regional Planning Commission conducted its initial public hearing on these land use proposals on October 29, 2008 at the Commission's downtown Los Angeles hearing chambers located at 320 W. Temple Street, Los Angeles. At the conclusion of this public hearing, after receiving a staff report, presentations from the project applicants and public testimony both for and against the proposals, the Commission indicated its intent to conduct a field trip to the subject properties and to subsequently conduct a public hearing regarding the land use proposals at a location within in the Marina del Rey community.)

LAND USE ENTITLEMENTS: The Regional Planning Commission will consider the above-mentioned projects, their associated entitlements and the entire Draft Environmental Impact Report that has been prepared for the projects.

LOCATION OF SUBJECT PROPERTIES: The subject properties are located on the westerly side of Marina del Rey at the northeast corner of Via Marina and Marquesas Way (Parcel FF), the southeast corner of Via Marina and Marquesas Way (Parcel 10R) and the northeast corner of Via Marina and Tahiti Way (Parcel 9U) in the Playa Del Rey Zoned District.

These cases do not affect the zoning of the surrounding properties. If you are unable to attend the public hearing but wish to send written comments, please write to the Regional Planning Commission, 320 West Temple Street, Los Angeles, California 90012. If the final decision on this proposal is challenged in court, testimony may be limited to issues raised at the public hearing or by written correspondence delivered to the Regional Planning Commission at or prior to, the public hearing.

The County of Los Angeles Department of Regional Planning, acting in the capacity of a Lead Agency under the County Environmental Document Reporting Procedures and Guidelines, Chapter III, Section 304, has filed a Notice of Completion of a Recirculated Draft Environmental Impact Report for the project. This document has been prepared in accordance with, and pursuant to, the California Environmental Quality Act (CEQA), as amended; Public Resources Code, Sections 21000-21178; and the Guidelines for California Environmental Quality Act Guidelines (State CEQA Guidelines), California Code of Regulation, Title 14, Chapter 3, Sections 15000-15387, especially Section 15088.5. The EIR addresses selected environmental factors having a potential for significant impacts under the regulations and guidelines cited above. The Recirculated Draft EIR concludes that the project design and implementation including suggested mitigation measures will result in significant residual impacts in short-term construction noise and vibration impacts, short-term cumulative construction noise and vibration impacts, short-term construction air quality impacts, cumulative construction air quality impacts, visual resource impacts, cumulative traffic impacts, project-specific and cumulative solid waste impacts, and cumulative population and housing impacts that cannot be fully mitigated.

The formal public review period for the Recirculated Draft EIR will be for a period of 45 days, from **June 11, 2009 to July 27, 2009**. Written comments received on the Recirculated Draft EIR prior to the close of the public hearing on the project will be considered in the Final EIR. Written comments should be submitted to Mr. Michael Tripp, Department of Regional Planning, Room 1362, 320 West Temple Street, Los Angeles, California 90012. The Recirculated Draft Environmental Impact Report and the original Draft EIR of September 2008 (on CD-ROM) will be available for review at the following libraries: **Lloyd Taber-Marina del Rey Library, 4533 Admiralty Way, Marina del Rey, CA 90292; Venice-Abbot Kinney Memorial Library (City of Los Angeles), 501 S. Venice Boulevard, Venice, CA 90291; and Culver City Julian Dixon Library, 4975 Overland Avenue, Culver City, CA 90230**

Case materials are available for review between 7:30 a.m. and 6:00 p.m., Monday through Thursday (**our offices are closed on Fridays**) in the offices of the Department of Regional Planning, Hall of Records, Room 1362, 320 West Temple Street, Los Angeles, California 90012. Selected materials are also on the Regional Planning website at <http://planning.lacounty.gov> and at the following locations:

Lloyd Taber-Marina del Rey Library, 4533 Admiralty Way, Marina del Rey, CA 90292; Venice-Abbot Kinney Memorial Library (City of Los Angeles), 501 S. Venice Boulevard, Venice, CA 90291; and Culver City Julian Dixon Library, 4975 Overland Avenue, Culver City, CA 90230.

Additional information concerning this case may be obtained by telephoning Mr. Michael Tripp at (213) 974-4813 between 7:30 a.m. and 6:00 p.m., Monday through Thursday. **Our offices are closed on Fridays.** Callers from North County areas may dial (805) 272-0964 (Antelope Valley) or (805) 253-0111 (Santa Clarita) and then ask to be connected to 213-974-4813.

"Este es un aviso de una audiencia pública de acuerdo al Decreto de la Protección del Medio Ambiente de California. La audiencia pública considerará los proyectos mencionados arriba, los títulos y el reporte preliminar de impacto ambiental asociados a esos proyectos y tendrá lugar el día 12 de agosto de 2009. Si necesita mas información, o si quiere este aviso en Español, favor llamar al Departamento de Planificación al (213) 974-1522."

"**ADA ACCOMMODATIONS:** If you require reasonable accommodations or auxiliary aids and services such as material in alternate format or a sign language interpreter, please contact the ADA (Americans with Disabilities Act) Coordinator at (213) 974-6488 (Voice) or (213) 617-2292 (TDD), with at least three business days notice".

Project Sites

