

NOTICE OF PUBLIC SCOPING MEETING

EIR Case No.: EIR No. CPC 98-0010 (CPU)

Project Name: Westchester - Playa Del Rey Community Plan Update

Project Location: Westchester - Playa Del Rey Community Area

Planning Area: Westchester - Playa Del Rey Community Planning Area

Council District(s): 6

PUBLIC SCOPING MEETING DATE AND LOCATION: June 25, 2002, 4:00 P.M. to 6:00 P.M., at the Westchester Municipal Building, Community Room, 7166 West Manchester Avenue, (at Lincoln Boulevard, southeast corner), Westchester.

PROJECT DESCRIPTION: An update to the Westchester - Playa Del Rey Community Plan designed to revise the Plan text with respect to organization and content, to amend the Plan land use map to reflect existing conditions with respect to Service System Symbols, to amend the Plan land use map and related zone changes to achieve consistency between existing land uses and the community plan, to implement a portion of the Citywide General Plan Framework Element, to implement the new land use categories established by the General Plan Framework for specific locations throughout the community, to include a Short Term Land Use Diagram to reflect boundaries of the Centers and Districts identified in the Framework Element (where appropriate), to identify Mixed Use Areas, Pedestrian-Oriented Districts, and Community Design Overlay Areas (if appropriate), to implement zone changes throughout the Plan area to insure consistency with the amended Plan land use map and General Plan Framework land use categories.

ENVIRONMENTAL SETTING: The Westchester-Playa Del Rey Community Plan Area: generally bounded on the north by Ballona Creek, Bay Street, Jefferson Boulevard, Centinela Avenue, and the Los Angeles City boundary with unincorporated County of Los Angeles, on the east by La Brea Avenue, and the Los Angeles City Boundary with the City of Inglewood, on the south by the Los Angeles World Airport, the Los Angeles City boundary with the City of El Segundo, and on the west by Dockweiler State Beach.

AREAS OF POSSIBLE ENVIRONMENTAL IMPACT: Air Quality, Geology/Soils, Hydrology/Water Quality, Noise, Population/Housing, Public Services, Recreation, Transportation/Traffic, and Utilities/Service Systems.

The enclosed materials describe a proposed land development project and suggest possible environmental impacts of the project, which lies in an area that has been determined to be of interest to you and/or the organization you represent. An Environmental Impact Report (EIR) is to be prepared on this project by this office.

We would welcome all comments on the possible environmental impacts of the proposed project in order that we can take into consideration your concerns and/or those of the organization you represent, in the preparation of the EIR. All comments should be in writing and must be submitted to this office on or before

July 12, 2002.

Please direct your responses to:

Srimal P. Hewawitharana, Project Coordinator
Los Angeles Department of City Planning
200, N. Spring Street, Room 667
Los Angeles, CA 90012 (213) 978-1202

CON HOWE
Director of Planning

Faisal A. Roble
City Planner
Community Plans/EIR Unit

Enclosures