



**THE PORT
OF LOS ANGELES** LA

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Coastal Development Permit No. 26-02

To the City of Los Angeles Harbor Department for the 22nd Street Parking Lot and Harbor Blvd. Roadway Improvements Projects

Presented by:

*Derek Jordan
Asst. Director of Planning & Strategy*

Presented to:

*Board of Harbor Commissioners
March 26, 2026*



Staff Recommendations

- Hold a hearing for a non-appealable, Level II Coastal Development Permit (CDP) to the Harbor Dept. for the 22nd St. Parking Lot Improvements and the Harbor Blvd. Roadway Projects
- Staff recommends that at the closure of the public hearing, the Board:
 - Find that the project conforms with the Port of Los Angeles certified PMP
 - Find that the project was previously evaluated pursuant to the California Environmental Quality Act (CEQA)
 - Approve the issuance of CDP No. 26-02

IMPORTANT – PUBLIC HEARING NOTICE Port of Los Angeles

Pursuant to the California Coastal Act of 1976 as amended and the Port of Los Angeles' certified Port Master Plan, notice is hereby given to all interested persons and organizations that the Los Angeles Board of Harbor Commissioners will hold a public hearing to receive public comments prior to considering a Coastal Development Permit (CDP) for:

PORT OF LOS ANGELES – 22ND STREET PARKING LOT AND HARBOR BOULEVARD ROADWAY IMPROVEMENTS (CDP NO. 26-02)

In accordance with Section 6.0 Development Guidelines of the Port Master Plan, the Los Angeles Board of Harbor Commissioners will hold a public hearing to receive public comments on this proposed project during a regularly scheduled Board meeting on March 26, 2026, at 10:00 a.m. at Banning's Landing Community Center at 100 E. Water Street, Wilmington, CA 90744.

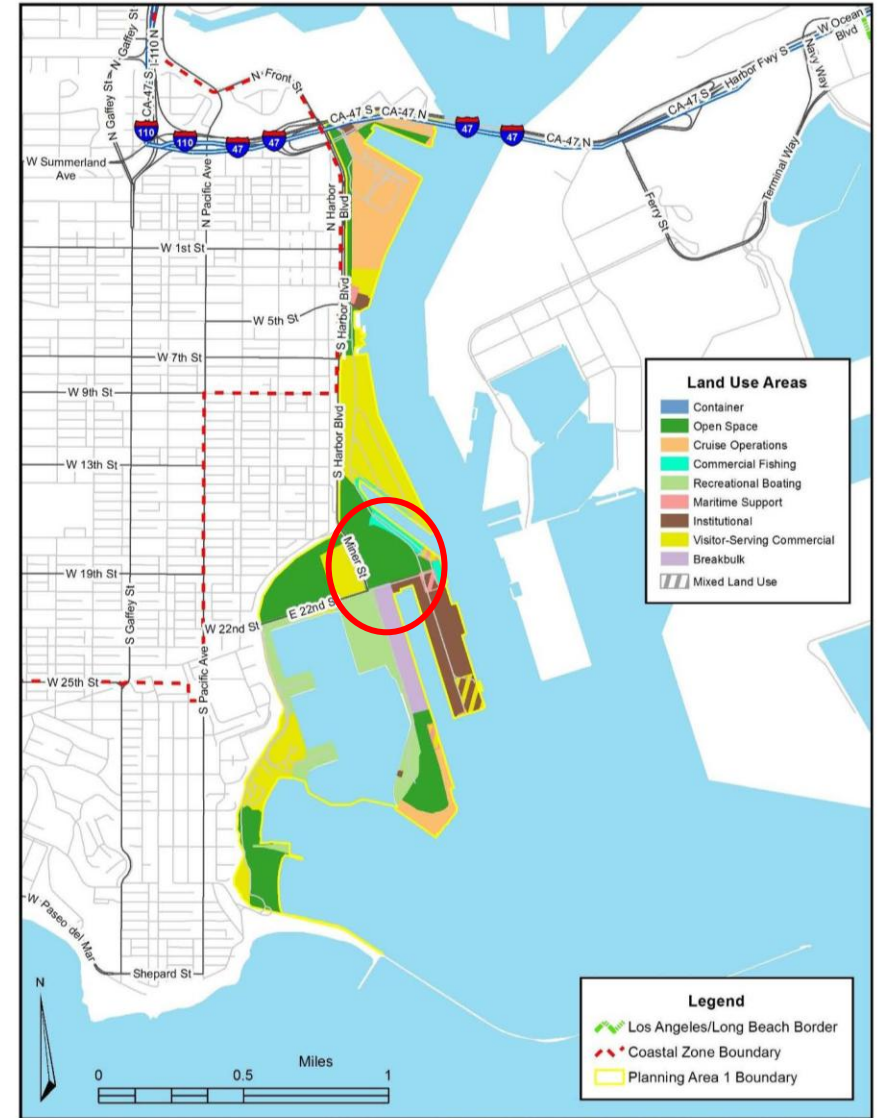
Any person unable to attend the public hearing may submit written comments via e-mail to CDPComments@portla.org. Comments sent via e-mail should include the project title in the subject line. Written comments may also be submitted to the Director of Planning and Strategy, P.O. Box 151, San Pedro, CA 90733. Comments should be submitted no later than the day before the scheduled public hearing date.

The staff report and recommendation on the proposed project are anticipated to be available for review after 5:00 p.m. on Monday, March 23, 2026, by visiting the Port of Los Angeles website, www.portoflosangeles.org.

Permit Evaluation

- The Port Master Plan (PMP) requires a public hearing for a Level II CDP for projects that either involve significant coastal resources, cause a major change in land use or intensity of use, or has the potential for significant environmental impacts
- Located in Planning Area 1 (San Pedro) of the PMP
- Parking and roadways are allowed in all PMP land uses, the projects are consistent with the PMP
- The projects were previously evaluated in the 2009 San Pedro Waterfront Environmental Impact Report as amended in 2016 and 2025

Figure 5. Planning Area 1



Author: John Evans | SAIC | Date: 9/20/2018 Path: X:\GIS Projects\0.Port Master Plan\POLA_PMP_GIS\Project MXDs\01_Figure 2_1_1_PA1_Land Use_171018.mxd

Staff Recommendations

- Find that the Director of Environmental Management has determined that the proposed action has been previously evaluated pursuant to CEQA under Article II Section 2(i) of the Los Angeles City CEQA Guidelines
- Find that the proposed project conforms with the Port of Los Angeles certified PMP
- Upon closure of the public hearing, approve the issuance of CDP No. 26-02 and designate the Director of Planning and Strategy to execute and issue said permit





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