

CONTENTS

Executive Summary	ES-1
ES.1 Introduction	ES-1
ES.2 Purpose of the Draft EIR	ES-4
ES2.1 Introduction	ES-4
ES2.2 Project Objectives	ES-5
ES2.3 CEQA Baseline	ES-5
ES.3 Proposed Project	ES-6
ES3.1 Background	ES-6
ES3.2 Overview	ES-6
ES3.3 Project Description	ES-7
ES.4 Alternatives to the Project	ES-14
ES4.1 Basis of Alternatives	ES-14
ES4.2 Alternatives Considered	ES-14
ES.5 Scope of Analysis and Environmental Impacts	ES-19
ES5.1 Impacts Not Considered in this Draft EIR	ES-20
ES5.2 Impacts of the Proposed Project	ES-21
ES5.3 Environmentally Superior Alternative	ES-46
ES.6 Public Comment	ES-47
ES6.1 Issues Raised	ES-47
ES6.2 Issues to be Resolved	ES-50
Chapter 1 Introduction.....	1-1
1.1 Introduction	1-1
1.2 Background	1-1
1.2.1 Project Location and Brief Project Overview	1-1
1.3 CEQA and the Purposes of an EIR	1-5
1.4 Lead, Responsible and Trustee Agencies	1-5
1.5 Scope and Content of the Draft EIR	1-8
1.5.1 Scope of Analysis	1-10
1.5.2 Intended Uses of this Draft EIR	1-11
1.5.2.1 USACE Role	1-11
1.5.2.2 LAHD Use	1-12
1.5.3 Draft EIR Organization	1-13
1.6 Key Principles Guiding Preparation of this Draft EIR	1-14
1.6.1 Emphasis on Significant Environmental Effects	1-14
1.6.2 Forecasting	1-15
1.6.3 Reliance on Environmental Thresholds and Substantial Evidence	1-15
1.6.4 Disagreement Among Experts	1-15
1.6.5 CEQA Baseline	1-16
1.6.6 Duty to Mitigate	1-16
1.6.7 Requirements to Evaluate Alternatives	1-17
1.7 Port of Los Angeles Environmental Initiatives	1-18
1.7.1 Port Environmental Management Policy	1-18
1.7.2 Environmental Plans and Programs	1-19

1.7.2.1	Clean Air Action Plan/Clean Air Action Plan Update	1-19
1.7.2.2	Water Resources Action Plan (WRAP)	1-20
1.7.2.3	Port of Los Angeles Sustainable Construction Guidelines	1-21
1.7.2.4	Other Environmental Programs	1-22
1.7.3	Port of Los Angeles Leasing Policy	1-23
1.7.4	Port Community Advisory Committee	1-24
1.8	Availability of Draft EIR	1-25
Chapter 2	Project Description.....	2-1
2.1	Introduction	2-1
2.2	Background and Project Overview.....	2-1
2.2.1	Background.....	2-1
2.2.2	Project Overview.....	2-2
2.3	Project Purpose, Need and Objectives	2-3
2.3.1	Project Purpose	2-3
2.3.2	Project Need	2-3
2.3.3	Project Objectives	2-4
2.4	Project Location and Setting.....	2-7
2.4.1	Regional Setting	2-7
2.4.2	Project Site and Surrounding Uses.....	2-7
2.5	Proposed Project	2-10
2.5.1	Project Elements.....	2-10
2.5.2	Construction Schedule.....	2-15
2.5.3	Project Operations	2-15
2.6	CEQA Baseline	2-17
2.7	Alternatives	2-17
2.7.1	Alternatives Evaluated in this Draft EIR	2-17
2.8	Relationship to Existing Statutes, Plans, Policies, and Other Regulatory Requirements	2-21
Chapter 3.0	Environmental Analysis.....	3-1
3.1	Introduction	3-1
3.2	Terminology Use in This Environmental Analysis.....	3-2
3.3	Requirements to Evaluate Alternatives	3-3
Section 3.1	Aesthetics and Visual Resources	3.1-1
3.1.1	Introduction	3.1-2
3.1.1.1	Terminology for Visual Analysis.....	3.1-2
3.1.2	Environmental Setting.....	3.1-3
3.1.2.1	Existing Visual Characteristics.....	3.1-3
3.1.2.2	Viewer Groups and Viewer Sensitivity	3.1-8
3.1.2.3	Key Observation Points	3.1-9
3.1.2.4	Light and Glare	3.1-18
3.1.3	Applicable Regulations	3.1-19
3.1.3.1	City of Los Angeles General Plan	3.1-19
3.1.3.2	Transportation Element (Scenic Highway Guidelines)	3.1-19
3.1.3.3	Port of Los Angeles Master Plan and Port of Los Angeles Plan	3.1-20
3.1.4	Impacts and Mitigation Measures	3.1-20
3.1.4.1	Methodology	3.1-20
3.1.4.2	Thresholds of Significance.....	3.1-21

3.1.4.3 Impact Determination.....	3.1-24
3.1.4.4 Summary of Impact Determinations.....	3.1-28
3.1.4.5 Mitigation Monitoring.....	3.1-29
3.1.5 Significant Unavoidable Impacts.....	3.1-29
Section 3.2 Air Quality, Meteorology, and Greenhouse Gases	3-1
3.2.1 Introduction	3.2-6
3.2.2 Environmental Setting.....	3.2-6
3.2.2.1 Regional Climate and Meteorology.....	3.2-6
3.2.2.2 Criteria Pollutants and Air Monitoring	3.2-7
3.2.2.3 Sensitive Receptors	3.2-19
3.2.2.4 Al Larson Boat Shop Baseline Emissions.....	3.2-19
3.2.3 Applicable Regulations	3.2-21
3.2.3.1 Federal Regulations.....	3.2-21
3.2.3.2 State Regulations and Agreements	3.2-26
3.2.3.3 Local Regulations and Agreements	3.2-29
3.2.3.4 San Pedro Bay Ports Clean Air Action Plan	3.2-31
3.2.4 Impacts and Mitigation Measures	3.2-33
3.2.4.1 Methodology	3.2-33
3.2.4.2 Thresholds of Significance.....	3.2-41
3.2.4.3 Impact Determination.....	3.2-45
3.2.4.4 Summary of Impact Determinations.....	3.2-75
3.2.4.5 Mitigation Monitoring.....	3.2-78
3.2.5 Significant Unavoidable Impacts.....	3.2-83
Section 3.3 Biological Resources	3.3-1
3.3.1 Introduction	3.3-3
3.3.2 Environmental Setting.....	3.3-3
3.3.2.1 Terrestrial Habitats	3.3-4
3.3.2.2 Benthic Environments	3.3-6
3.3.2.3 Water Column Habitats.....	3.3-8
3.3.2.4 Water Birds	3.3-9
3.3.2.5 Special-Status Species	3.3-10
3.3.2.6 Wildlife Movement Corridors.....	3.3-16
3.3.2.7 Invasive Species	3.3-16
3.3.2.8 Significant Ecological Areas.....	3.3-17
3.3.2.9 Essential Fish Habitat	3.3-17
3.3.2.10 Wetlands and Other Special Habitats	3.3-19
3.3.3 Applicable Regulations	3.3-20
3.3.3.1 Clean Water Act.....	3.3-20
3.3.3.2 River and Harbors Appropriation Act of 1899	3.3-21
3.3.3.3 Federal Endangered Species Act	3.3-21
3.3.3.4 Magnuson-Stevens Fishery Conservation and Management Act.....	3.3-22
3.3.3.5 Migratory Bird Treaty Act	3.3-22
3.3.3.6 California Endangered Species Act	3.3-22
3.3.3.7 Ballast Water Management Control of Nonindigenous Species Act	3.3-22
3.3.4 Impacts and Mitigation Measures	3.3-23
3.3.4.1 Methodology	3.3-23
3.3.4.2 Thresholds of Significance.....	3.3-24
3.3.4.3 Impact Determination.....	3.3-24
3.3.4.4 Summary of Impact Determinations.....	3.3-37

3.3.5	Significant Unavoidable Impacts.....	3.3-39
Section 3.4	Cultural Resources.....	3.4-1
3.4.1	Introduction	3.4-4
3.4.2	Environmental Setting.....	3.4-4
3.4.2.1	Prehistoric Setting: Southern California	3.4-4
3.4.2.2	Ethnographic Setting	3.4-6
3.4.2.3	Historic Setting.....	3.4-7
3.4.2.4	Historic Architectural Resources Setting.....	3.4-15
3.4.2.5	Paleontological Resources Setting	3.4-22
3.4.3	Applicable Regulations	3.4-22
3.4.3.1	Federal Regulations.....	3.4-22
3.4.3.2	State Regulations	3.4-24
3.4.3.3	Local Regulations	3.4-26
3.4.4	Impacts and Mitigation Measures	3.4-27
3.4.4.1	Methodology	3.4-27
3.4.4.2	Thresholds of Significance.....	3.4-27
3.4.4.3	Impact Determination.....	3.4-29
3.4.4.4	Summary of Impact Determinations.....	3.4-34
3.4.4.5	Mitigation Monitoring.....	3.4-34
3.4.5	Significant Unavoidable Impacts.....	3.4-37
Section 3.5	Geology	3.5-1
3.5.1	Introduction	3.5-3
3.5.2	Environmental Setting.....	3.5-3
3.5.2.1	Regional Setting	3.5-3
3.5.2.2	Seismicity and Major Faults	3.5-3
3.5.3	Applicable Regulations	3.5-15
3.5.3.1	Geologic Hazards	3.5-15
3.5.3.2	Mineral Resources	3.5-15
3.5.4	Impacts and Mitigation Measures	3.5-16
3.5.4.1	Methodology	3.5-16
3.5.4.2	Thresholds of Significance.....	3.5-16
3.5.4.3	Impact Determination.....	3.5-17
3.5.4.4	Summary of Impact Determinations.....	3.5-25
3.5.4.5	Mitigation Monitoring.....	3.5-27
3.5.5	Significant Unavoidable Impacts.....	3.5-27
Section 3.6	Groundwater and Soils	3.6-1
3.6.1	Introduction	3.6-3
3.6.2	Environmental Setting.....	3.6-3
3.6.2.1	Groundwater	3.6-3
3.6.2.2	Soil Conditions	3.6-5
3.6.2.3	Soil and Groundwater Investigations Associated with the Project Site.....	3.6-6
3.6.4.4	Soil and Groundwater Investigations Associated with the Adjacent Site.....	3.6-8
3.6.2.5	Potential Site Contamination.....	3.6-11
3.6.3	Applicable Regulations	3.6-12
3.6.4	Impacts and Mitigation Measures	3.6-13
3.6.4.1	Methodology	3.6-13
3.6.4.2	Threshold of Significance	3.6-14
3.6.4.3	Impact Determination.....	3.6-14

3.6.4.4 Summary of Impact Determinations	3.6-19
3.6.4.5 Mitigation Monitoring.....	3.6-20
3.6.5 Significant Unavoidable Impacts.....	3.6-22
Section 3.7 Hazards and Hazardous Materials	3.7-1
3.7.1 Introduction	3.7-3
3.7.2 Environmental Setting.....	3.7-3
3.7.2.1 Hazardous Materials	3.7-3
3.7.2.2 Government Lists of Environmental Records on Site and in the Vicinity of the Project Site	3.7-3
3.7.2.3 Existing Conditions in the Vicinity of the Project Site...	3.7-6
3.7.2.4 Existing Conditions at the Project Site	3.7-8
3.7.2.5 Public Emergency Services	3.7-17
3.7.2.6 Homeland Security of the Port.....	3.7-18
3.7.2.7 Security Measures at the Port of Los Angeles.....	3.7-19
3.7.2.8 Tsunami Hazards.....	3.7-21
3.7.3 Applicable Regulations	3.7-22
3.7.3.1 List of Regulations	3.7-22
3.7.3.2 Other Requirements	3.7-24
3.7.4 Impacts and Mitigation Measures	3.7-25
3.7.4.1 Methodology	3.7-25
3.7.4.2 Thresholds of Significance.....	3.7-26
3.7.4.3 Impact Determination.....	3.7-26
3.7.4.4 Summary of Impact Determinations.....	3.7-34
3.7.4.5 Mitigation Monitoring.....	3.7-34
3.7.5 Significant Unavoidable Impacts.....	3.7-34
Section 3.8 Land Use	3.8-1
3.8.1 Introduction	3.8-2
3.8.2 Environmental Setting.....	3.8-2
3.8.2.1 Existing Land Use	3.8-3
3.8.3 Applicable Regulations	3.8-4
3.8.3.1 State Lands Commission.....	3.8-4
3.8.3.2 California Coastal Commission.....	3.8-5
3.8.3.3 Port Master Plan	3.8-6
3.8.3.4 Port of Los Angeles Strategic Plan	3.8-6
3.8.3.5 City of Los Angeles General Plan/Port of Los Angeles Plan	3.8-8
3.8.3.6 Zoning Designations	3.8-9
3.8.3.7 San Pedro Community Plan.....	3.8-9
3.8.3.8 Wilmington-Harbor City Community Plan	3.8-10
3.8.3.9 Southern California Association of Governments Regional Comprehensive Plan.....	3.8-10
3.8.3.10 San Pedro Bay Ports Clean Air Action Plan	3.8-11
3.8.3.11 Port of Los Angeles Sustainable Construction Guidelines	3.8-13
3.8.3.12 Water Resources Action Plan.....	3.8-13
3.8.3.13 National Environmental Policy Act	3.8-14
3.8.4 Impacts and Mitigation Measures	3.8-15
3.8.4.1 Methodology	3.8-15
3.8.4.2 Thresholds of Significance.....	3.8-15
3.8.4.3 Impact Determination.....	3.8-16
3.8.4.4 Summary of Impact Determinations.....	3.8-21
3.8.4.5 Mitigation Monitoring.....	3.8-22

3.8.5	Significant Unavoidable Impacts.....	3.8-22
Section 3.9	Noise.....	3.9-1
3.9.1	Introduction	3.9-3
3.9.2	Environmental Setting.....	3.9-3
3.9.2.1	Noise Fundamentals.....	3.9-3
3.9.2.2	Existing Noise Environment.....	3.9-9
3.9.3	Applicable Regulations	3.9-16
3.9.3.1	City of Los Angeles Municipal Code	3.9-17
3.9.3.2	Los Angeles Noise Element of the General Plan.....	3.9-17
3.9.4	Impacts and Mitigation Measures	3.9-18
3.9.4.1	Methodology	3.9-18
3.9.4.2	Thresholds of Significance.....	3.9-19
3.9.4.3	Impact Determination.....	3.9-20
3.9.4.4	Summary of Impact Determinations.....	3.9-26
3.9.4.5	Mitigation Monitoring.....	3.9-28
3.9.5	Significant Unavoidable Impacts.....	3.9-29
Section 3.10	Population and Housing	3.10-1
3.10.1	Introduction	3.10-2
3.10.2	Environmental Setting.....	3.10-2
3.10.2.1	Regional Characteristics	3.10-2
3.10.2.2	Project Area Characteristics	3.10-7
3.10.2.3	Project Site Characteristics.....	3.10-11
3.10.3	Applicable Regulations	3.10-11
3.10.3.1	State	3.10-11
3.10.3.2	Regional and Local	3.10-11
3.10.3.3	Port of Los Angeles Plan (1982)	3.10-12
3.10.3.4	San Pedro and Wilmington-Harbor City Community Plans	3.10-13
3.10.4	Impacts and Mitigation Measures	3.10-13
3.10.4.1	Methodology	3.10-13
3.10.4.2	Thresholds of Significance.....	3.10-13
3.10.4.3	Impact Determination.....	3.10-14
3.10.4.4	Summary of Impact Determinations.....	3.10-16
3.10.4.5	Mitigation Monitoring.....	3.10-16
3.10.5	Significant Unavoidable Impacts.....	3.10-16
Section 3.11	Public Services and Utilities.....	3.11-1
3.11.1	Introduction	3.11-2
3.11.2	Environmental Setting.....	3.11-2
3.11.2.1	Public Services	3.11-2
3.11.2.2	Public Utilities	3.11-7
3.11.3	Applicable Regulations	3.11-14
3.11.3.1	Public Services	3.11-14
3.11.3.2	Utilities	3.11-16
3.11.4	Impacts and Mitigation Measures	3.11-19
3.11.4.1	Methodology	3.11-19
3.11.4.2	Thresholds of Significance.....	3.11-24
3.11.4.3	Impact Determination.....	3.11-25
3.11.4.4	Summary of Impact Determinations.....	3.11-35
3.11.4.5	Mitigation Monitoring.....	3.11-37
3.11.5	Significant Unavoidable Impacts.....	3.11-37

Section 3.12	Traffic and Transportation	3.12-1
3.12.1	Introduction	3.12-2
3.12.2	Environmental Setting.....	3.12-2
3.12.2.1	Regional and Local Access.....	3.12-2
3.12.2.2	Existing Area Traffic Conditions.....	3.12-5
3.12.2.3	Baseline Transit Service	3.12-7
3.12.3	Applicable Regulations	3.12-8
3.12.3.1	Intersection Operations.....	3.12-8
3.12.3.2	CMP Guidelines	3.12-8
3.12.4	Impacts and Mitigation Measures	3.12-9
3.12.4.1	Methodology	3.12-9
3.12.4.2	Thresholds of Significance.....	3.12-9
3.12.4.3	Impact Determination.....	3.12-10
3.12.4.4	Summary of Impact Determinations.....	3.12-16
3.12.4.5	Mitigation Monitoring.....	3.12-17
3.12.5	Significant Unavoidable Impacts	3.12-17
Section 3.13	Water Quality, Sediments, and Oceanography.....	3.13-1
3.13.1	Introduction	3.13-2
3.13.2	Environmental Setting.....	3.13-2
3.13.2.1	Regional Setting	3.13-2
3.13.2.2	Water Quality	3.13-5
3.13.2.3	Marine Sediments.....	3.13-19
3.13.2.4	Oceanography	3.13-25
3.13.3	Applicable Regulations	3.13-29
3.13.3.1	Clean Water Act of 1972.....	3.13-29
3.13.3.2	Rivers and Harbors Appropriation Act of 1899	3.13-30
3.13.3.3	Porter-Cologne Act of 1972	3.13-30
3.13.3.4	Bays and Estuaries Plan.....	3.13-32
3.13.3.5	Water Quality Control Plan, Los Angeles Region (Basin Plan)	3.13-32
3.13.3.6	State Water Resources Control Board Stormwater Permits.....	3.13-33
3.13.3.7	Los Angeles Municipal Separate Storm Sewer System (MS4) NPDES Permit	3.13-33
3.13.3.8	California Toxics Rule	3.13-38
3.13.3.9	Spill Prevention, Control, and Countermeasure.....	3.13-39
3.13.3.10	Oil Spill Prevention and Response	3.13-39
3.13.3.11	Water Resources Action Plan	3.13-39
3.13.4	Impacts and Mitigation Measures	3.13-40
3.13.4.1	Methodology	3.13-40
3.13.4.2	Thresholds of Significance.....	3.13-42
3.13.4.3	Impact Determination.....	3.13-42
3.13.4.4	Summary of Impact Determinations.....	3.13-55
3.13.4.5	Mitigation Monitoring	3.13-55
3.13.5	Significant Unavoidable Impacts.....	3.13-55
Chapter 4	Environmental Justice	4-1
4.1	Background.....	4-1
4.2	Environmental Setting.....	4-1
4.3	Applicable Regulations	4-3

4.4	Assessment	4-6
4.4.1	Methodology	4-6
4.4.2	Assessment of Proposed Project and Cumulative Effects	4-7
4.5	Public Outreach	4-10
4.5.1	Alternative Forms of Distribution.....	4-11
4.5.2	Spanish Translation	4-11
Chapter 5	Cumulative Analysis	5-1
5.1	Introduction	5-1
5.1.1	Requirements for Cumulative Impact Analysis	5-1
5.1.2	Projects Considered in the Cumulative Analysis	5-3
5.2	Cumulative Impact Analysis.....	5-27
5.2.1	Aesthetics and Visual Resources	5-27
5.2.2	Air Quality, Meteorology, and Greenhouse Gases	5-36
5.2.3	Biological Resources	5-47
5.2.4	Cultural Resources	5-60
5.2.5	Geology and Soils.....	5-66
5.2.6	Groundwater and Soils	5-76
5.2.7	Hazards and Hazardous Materials.....	5-80
5.2.8	Land Use	5-89
5.2.9	Noise.....	5-97
5.2.10	Population and Housing.....	5-102
5.2.11	Public Services and Utilities.....	5-104
5.2.12	Traffic and Transportation.....	5-117
5.2.13	Water Quality, Sediments and Oceanography.....	5-122
Chapter 6	Analysis of Alternatives	6-1
6.1	Introduction	6-1
6.2	Project Alternatives	6-1
6.2.1	Requirements for Alternatives.....	6-1
6.2.2	Project Objectives and Project Alternative Selection Criteria	6-2
6.2.3	Alternatives Considered.....	6-2
6.3	Impacts Analysis of Project Alternatives	6-17
6.3.1	Alternative Impact Analysis Summary	6-17
6.3.2	Resources with Significant Unavoidable Impacts	6-18
6.3.3	Resources with Significant Impacts that can be Mitigated to Less than Significant	6-48
6.3.4	Resources with Less than Significant Impacts.....	6-50
6.4	Environmentally Superior Alternatives	6-81
Chapter 7	Growth-Inducing Impacts	7-1
7.1	Introduction	7-1
7.2	Summary of Growth-Inducing Impacts.....	7-1
7.2.1	Direct Growth-Inducing Impacts.....	7-1
7.2.2	Indirect Growth-Inducing Impacts	7-2
Chapter 8	Significant Irreversible Impacts	8-1
8.1	Introduction	8-1
8.2	Analysis of Irreversible Changes	8-1
Chapter 9	References	9-1

Chapter 10	List of Preparers and Contributors	10-1
10.1	Los Angeles Harbor Department	10-1
10.2	CDM Smith Inc.....	10-1
	10.2.1 Project Management Team.....	10-1
	10.2.2 Technical Team	10-1
10.3	Subconsultant Firms	10-2
	10.3.1 EnviCraft, LLC.....	10-2
	10.3.2 Environmental Compliance Solutions	10-2
	10.3.3 Iteris, Inc.	10-2
	10.3.4 MBC Applied Environmental Sciences	10-2
	10.3.5 SWCA Environmental Consultants	10-2
Chapter 11	Acronyms and Abbreviations.....	11-1

APPENDICES

Appendix A Notice of Preparation / Initial Study**Appendix B PCAC Involvement****Appendix C Air Quality, Greenhouse Gases and Health Risk Assessment****Appendix C1 Summary of Construction Emissions****Appendix C2 Summary of Operation Emissions****Appendix C3 Health Risk Analysis****Appendix C4 Greenhouse Gas Analysis****Appendix C5 Draft General Conformity Determination****Appendix D Cultural Resources****Appendix D1 Built Environmental Evaluation Report****Appendix D2 Cultural Resources Assessment****Appendix D3 Structural Assessment of the Al Larson Boat Shop-Warehouse Building****Appendix E Hazards and Hazardous Materials****Appendix E1 Summary of Government Lists of Environmental Records On-site and in the Vicinity of the Project Site****Appendix E2 EDR Report – Executive Summary****Appendix F Construction Noise Worksheets****Appendix G Traffic Worksheets**

TABLES

Table ES-1	Summary of Potential Significant Impacts and Mitigation for the Proposed Project and Alternatives	ES-22
Table ES-2	Summary of Comments Received for the NOP	ES-47
Table 1-1	Agencies Expected to Use this EIR	1-6
Table 1-2	Summary of Key NOP Comments	1-9
Table 1-3	Organization and Contents of the Draft EIR.....	1-13
Table 2-1	Applicable Statutes, Plans, Policies, and Other Regulatory Requirements	2- 21
Table 3.1-1	Relationship Between CEQA Appendix G Threshold Criteria and L.A. Thresholds Guide Visual Elements....	3.1-22
Table 3.1-2	Summary Matrix of Potential Impacts and Mitigation Measures for Aesthetic and Visual Resources Associated with the Proposed Project	3.1-29
Table 3.2-1	Adverse Effects Associated with the Criteria Pollutants	3.2-8
Table 3.2-2	Maximum Pollutant Concentrations Measured at the North Long Beach Monitoring Station	3.2-11
Table 3.2-3	Maximum Pollutant Concentrations Measured for the Port Air Quality Monitoring Program	3.2-13
Table 3.2-4	Baseline (September 2009 – August 2010) Peak Daily Operational Emissions	3.2-20
Table 3.2-5	Annual Operational GHG Emissions – Al Larson Boat Shop – Baseline (September 2009 – August 2010).....	3.2-21
Table 3.2-6	Regulations and Agreements Assumed in the Unmitigated Construction Emissions	3.2-35
Table 3.2-7	SCAQMD Thresholds for Construction Emissions.....	3.2-42
Table 3.2-8	SCAQMD Thresholds for Ambient Air Quality Concentrations Associated with Project Construction... 3.2-43	
Table 3.2-9	SCAQMD Thresholds for Operational Emissions	3.2-43
Table 3.2-10	SCAQMD Thresholds for Ambient Air Quality Concentrations Associated with Project Operations	3.2-44
Table 3.2-11	Peak Daily Emissions Associated with Proposed Project Construction Activities – Proposed Project Without Mitigation.....	3.2-46
Table 3.2-12	Regulations, Agreements, and Mitigation Measures Assumed in the Construction Emissions with Mitigation.....	3.2-48

Table 3.2-13	Peak Daily Emissions Associated with Proposed Project Construction Activities – Proposed Project With Mitigation	3.2-51
Table 3.2-14	Maximum Off-site Ambient Concentrations – Proposed Project Construction without Mitigation.....	3.2-52
Table 3.2-15	Maximum Off-site Ambient Concentrations – Proposed Project Construction with Mitigation.....	3.2-53
Table 3.2-16	Peak Daily Operational Emissions Without Mitigation – Proposed Project	3.2-54
Table 3.2-17	Maximum Off-site NO ₂ , PM ₁₀ and PM _{2.5} Concentrations Associated with Operation of the Proposed Project without Mitigation	3.2-56
Table 3.2-18	Maximum Health Impacts Associated with the Proposed Project without Mitigation, 2011-2080.....	3.2-59
Table 3.2-19	Annual 2005 Statewide PM and Ozone Health Effects Associated with Ports and Goods Movement in California	3.2-63
Table 3.2-20	Maximum Health Impacts Associated with the Proposed Project with Mitigation, 2011 – 2080.....	3.2-68
Table 3.2-21	Comparison between the 2010 CAAP Update Control Measures and Proposed Project Mitigation Measures	3.2-69
Table 3.2-22	Total GHG Emissions from Al Larson Boat Shop Construction Activities – Proposed Project	3.2-71
Table 3.2-23	Total GHG Annual Emissions from Al Larson Boat Shop Operational Activities – Proposed Project	3.2-72
Table 3.2-24	Project Applicability Review of Potential GHG Emission Reduction Strategies	3.2-73
Table 3.2-25	Total GHG Emissions from Al Larson Boat Shop Construction Activities – Proposed Project After Mitigation	3.2-75
Table 3.2-26	Summary Matrix of Potential Impacts and Mitigation Measures for Air Quality, Meteorology, and Greenhouse Gases Associated with the Proposed Project	3.2-76
Table 3.3-1	Threatened and Endangered Species in the Proposed Project Area	3.3-10
Table 3.3-2	Special Status Bird Species (Designated by CDFG and USFWS) in the Proposed Project Area	3.3-11
Table 3.3-3	Managed Fish/Invertebrate Species Most Likely to Occur Near the Proposed Project Site in Port of Los Angeles Based on Past Occurrences.....	3.3-18
Table 3.3-4	Summary Matrix of Potential Impacts and Mitigation Measures for Biological Resources Associated with the Proposed Project	3.3-38

Table 3.4-1	Status of Buildings within Project Site.....	3.4-12
Table 3.4-2	Coordination with Local Native American Groups – Letters sent November 16, 2009.....	3.4-16
Table 3.4-3	Coordination with Historical Groups – Letters Sent November 16, 2009	3.4-18
Table 3.4-4	Summary Matrix of Potential Impacts and Mitigation Measures for Cultural Resources Associated with the Proposed Project	3.4-34
Table 3.5-1	Known Earthquakes with Richter Magnitude Greater than 5.5 in the Los Angeles Basin Area.....	3.5-7
Table 3.5-2	Hazardous Faults and Magnitudes – Los Angeles Basin Area	3.5-7
Table 3.5-3	Deterministic Seismic Hazard Analysis Results.....	3.5-8
Table 3.5-4	Sea Level Rise Projections Using 2000 as the Baseline	3.5-13
Table 3.5-5	Summary Matrix of Potential Impacts and Mitigation Measures for Geology Associated with the Proposed Project.....	3.5-26
Table 3.6-1	Summary Matrix of Potential Impacts and Mitigation Measures for Groundwater and Soils Associated with the Proposed Project	3.6-20
Table 3.7-1	Summary of Environmental Database Search Results for ALBS.....	3.7-4
Table 3.7-2	List of Hazardous Materials Stored at the ALBS.....	3.7-10
Table 3.7-3	Inventory of Environmental Permits at ALBS	3.7-13
Table 3.7-4	Environmental Documentation Lists for ALBS	3.7-14
Table 3.7-5	Summary Matrix of Potential Impacts and Mitigation Measures for Hazards and Hazardous Materials Associated with the Proposed Project	3.7-34
Table 3.8-1	Applicable Plans, Objectives, and Policies	3.8-17
Table 3.8-2	Summary Matrix of Potential Impacts and Mitigation Measures for Land Use Associated with the Proposed Project	3.8-21
Table 3.9-1	Definitions of Acoustical Terms.....	3.9-4
Table 3.9-2	Typical Noise Levels in the Environment	3.9-6
Table 3.9-3	Short-Term Noise Monitoring Results	3.9-15
Table 3.9-4	Land Use Noise Compatibility Guidelines	3.9-20
Table 3.9-5	Typical Construction Equipment Noise Emission Levels.....	3.9-21
Table 3.9-6	Summary of Construction Noise Impact for the Al Larson Marina (no shielding assumed).....	3.9-22
Table 3.9-7	Summary of Construction Noise Impacts for the Al Larson Marina, with shielding	3.9-23

Table 3.9-8	Summary of Potential Impacts and Mitigation Measures for Noise Associated with the Proposed Project	3.9-27
Table 3.10-1	Population Projections for Region and County (2010-2035)	3.10-4
Table 3.10-2	Region and County Housing Characteristics (2010)	3.10-5
Table 3.10-3	Households Projections for Region and County (2010-2035)	3.10-6
Table 3.10-4	Employment Projections for Region and County (2010-2035)	3.10-7
Table 3.10-5	Population Projections for Region and County (2010-2035)	3.10-8
Table 3.10-6	Estimated Housing Units in City and Local Area (2010 unless otherwise noted).....	3.10-9
Table 3.10-7	Households Projections City and Local Area (2010-2035)	3.10-10
Table 3.10-8	Employment Projections for Region and County (2010-2035)	3.10-11
Table 3.10-9	Summary Matrix of Potential Impacts and Mitigation Measures for Population and Housing Associated with the Proposed Project	3.10-16
Table 3.11-1	LAFD Stations in the Vicinity of the Proposed Project Area.....	3.11-3
Table 3.11-2	ALBS Port Police Demand.....	3.11-20
Table 3.11-3	ALBS Water Demand and Supply.....	3.11-21
Table 3.11-4	ALBS Wastewater Generation	3.11-22
Table 3.11-5	ALBS Solid Waste Generation	3.11-23
Table 3.11-6	ALBS - Electricity Consumption for the Proposed Project	3.11-24
Table 3.11-7	Summary Matrix of Potential Impacts and Mitigation Measures for Land Use Associated with the Proposed Project	3.11-36
Table 3.12-1	Relationship Between Level of Service and V/C Ratio at Signalized Intersections	3.12-6
Table 3.12-2	Baseline Intersection Level of Service	3.12-7
Table 3.12-3	Baseline Transit Service	3.12-7
Table 3.12-4	Intersection Impact Criteria	3.12-8
Table 3.12-5	Intersection Level of Service Analysis – Baseline vs. Proposed Project Construction	3.12-13
Table 3.12-6	Intersection Level of Service Analysis – Baseline vs. Proposed Project Conditions	3.12-15

Table 3.12-7	Summary Matrix of Potential Impacts and Mitigation Measures for Traffic and Transportation Associated with the Proposed Project	3.12-17
Table 3.13-1	Final 2008/2010 Section 303(d) Listed Waters in Los Angeles Harbor	3.13-4
Table 3.13-2	Range of Concentrations and Total Exceedances of Sediment Quality Screening Guidelines for Surface Sediments Collected as Part of Site-Specific Studies in the Fish Harbor Area	3.13-23
Table 3.13-3	Summary Matrix of Potential Impacts and Mitigation Measures for Water Quality, Sediments and Oceanography Associated with the Proposed Project	3.13-55
Table 4-1	Minority and Low-Income Populations	4-3
Table 4-2	Minority and Low-Income Characteristics in the Vicinity of the Proposed Project Site	4-7
Table 5-1	Related and Cumulative Projects	5-9
Table 6-1	Summary of Project Elements Associated with the Alternatives	6-4
Table 6-2	Comparison of Proposed Project and Alternatives to the Project Objectives	6-16
Table 6-3	Summary of Significant Impacts by Alternative	6-17
Table 6-4	Comparison of Alternatives to the Proposed Project	6-18
Table 6-5	Peak Daily Emissions Associated with Alternative 1 – Reduced Project: Water Quality Improvements – Without Mitigation	6-19
Table 6-6	Peak Daily Emissions Associated with Alternative 1 – Reduced Project: Water Quality Improvements – With Mitigation	6-20
Table 6-7	Peak Daily Emissions Associated with Alternative 2 - Without Mitigation	6-22
Table 6-8	Peak Daily Emissions Associated with Alternative 2 - With Mitigation	6-23
Table 6-9	Peak Daily Emissions Associated with Alternative 3 – Retention of Historic Buildings Construction Activities – Without Mitigation	6-25
Table 6-10	Peak Daily Emissions Associated with Alternative 3 – Retention of Historic Buildings Construction Activities – With Mitigation	6-26
Table 6-11	Peak Daily Emissions Associated with Alternative 4 – Relocation of Historic Buildings Construction Activities – Without Mitigation	6-28

Table 6-12	Peak Daily Emissions Associated with Alternative 4 - Relocation of Historic Buildings Construction Activities – With Mitigation	6-29
Table 6-13	Peak Daily Emissions Associated with Alternative 5 - Alternate Site –Without Mitigation	6-32
Table 6-14	Peak Daily Emissions Associated with Alternative 5 Alternate Site –With Mitigation.....	6-33
Table 6-15	Peak Daily Emissions Associated with Alternative 6 - No Project Construction Activities – Without Mitigation ...	6-36
Table 6-16	Peak Daily Emissions Associated with Alternative 6 - No Project Construction Activities – With Mitigation	6-37
Table 6-17	Peak Daily Emissions Associated with Alternative 7 - No Federal Action Construction Activities – Without Mitigation	6-39
Table 6-18	Peak Daily Emissions Associated with Alternative 7 - No Federal Action Construction Activities – With Mitigation	6-39

FIGURES

Figure ES-1	Regional Location Map	ES-2
Figure ES-2	Project Site and Vicinity Map	ES-3
Figure ES-3	Project Site Plan	ES-8
Figure ES-4	Current and Future Lease Conditions.....	ES-13
Figure ES-5	San Pedro and Wilmington Waterfronts.....	ES-17
Figure ES-6	Alternate Locations	ES-18
Figure 1-1	Regional Location Map	1-3
Figure 1-2	Project Site and Vicinity Map	1-4
Figure 2-1	Project Site – Existing Conditions	2-8
Figure 2-2	Project Site Plan	2-11
Figure 2-3	Current and Future Lease Conditions.....	2-16
Figure 2-4	Boat Hoists – Turn Radius	2-19
Figure 3.1-1	Project Site and Vicinity	3.1-5
Figure 3.1-2	Existing Conditions	3.1-7
Figure 3.1-3	Location of KOP's and Scenic Routes	3.1-10
Figure 3.1-4	Looking west from Ways Street within Fish Harbor towards the Al Larson Boat Shop	3.1-12
Figure 3.1-5	Looking east from the southern portion of Ports O'Call Village towards Project Site	3.1-13
Figure 3.1-6	Looking east from the mid-portion of Ports O'Call Village towards Project Site	3.1-13
Figure 3.1-7	Looking southeast from south side of Los Angeles Maritime Museum towards the Project site	3.1-14
Figure 3.1-8	Looking east on Harbor Blvd at the 11 th /Beacon St. Stairway towards Project site.....	3.1-15
Figure 3.1-9	Looking east on from West 17 th Street near Averill Avenue.....	3.1-16
Figure 3.1-10	Looking east from Friendship Park from the San Pedro bluffs toward Project site	3.1-17
Figure 3.1-11	Looking east from West 17 th Street near Averill Avenue during nighttime hours (same location as Figure 3.1-9).....	3.1-18
Figure 3.1-12	Looking east from the southern portion of Ports O'Call Village towards Project Site	3.1-19
Figure 3.2-1	Maximum Concentration Locations Associated with the Unmitigated Proposed Project	3.2-60

Figure 3.2-2	Maximum Concentration Locations Associated with the Mitigated Proposed Project.....	3.2-61
Figure 3.3-1	Existing ALBS Site and Vicinity and Infaunal Sampling Locations Near Project Site	3.3-5
Figure 3.4-1	Port Development	3.4-5
Figure 3.4-2	Buildings on the Project Site	3.4-14
Figure 3.4-3	Boat Hoists – Turn Radius	3.4-32
Figure 3.5-1	Geologic and Palos Verdes Fault Zone Map	3.5-4
Figure 3.5-2	Major Regional Faults in Southern California	3.5-6
Figure 3.6-1	Groundwater Aquifers in the West Coast and Central Basins.....	3.6-4
Figure 3.7-1	Liquid Bulk and Container Terminal Facilities.....	3.7-7
Figure 3.9-1	Noise Measurement Locations	3.9-11
Figure 3.9-2	Hourly Noise Levels at LT-2 – Al Larson Marina	3.9-12
Figure 3.9-3	Hourly Noise Levels at LT-3 – South Beacon St. and W. 12 th St.	3.9-13
Figure 3.9-4	Hourly Noise Levels at LT-5 – Southeast end of Reservation Point.....	3.9-14
Figure 3.10-1	Local Area Census Tracts.....	3.10-3
Figure 3.11-1	Public Service Facilities	3.11-4
Figure 3.12-1	Study Area and Study Intersections.....	3.12-4
Figure 3.13-1	Water Quality Monitoring Stations, January 2009 to March 2011 (POLA, 2011)	3.13-6
Figure 3.13-2	Examples of Water Quality in the Proposed Project area, January 2009 to March 2011 (LAHD, 2011)	3.13-9
Figure 3.13-3	Sediment Sampling Stations in Fish Harbor (POLA and POLB, 2009)	3.13-22
Figure 3.13-4	Copper concentrations (mg/kg) in surface sediment (upper 0-1 ft) off Project Site (Weston, 2007)	3.13-24
Figure 3.13-5	Current patterns in Los Angeles and Long Beach Harbors predicted by the WRAP Model (POLA and POLB, 2009), Top: Flood tide, Bottom: Ebb tide	3.13-28
Figure 4-1	Local Area Census Tracts.....	4-8
Figure 5-1	Related and Cumulative Projects.....	5-6
Figure 6-1	Boat Hoists –Preliminary Turn Radius	6-8
Figure 6-2	San Pedro and Wilmington Waterfronts.....	6-10
Figure 6-3	Alternate Locations	6-12