

SUBJECT: LEVEL I CDP REPORT

structure. Additional work includes the demolition of the concrete foundation; mechanical and electrical equipment; lead and asbestos removal; and low impact development improvements as required by the City of Los Angeles.

The proposed Project is in Planning Area 4 and designated for break bulk or maritime-support use in the PMP. The proposed demolition is to address safety concerns and there is no proposed associated use after demolition. Because there is no change in use, the demolition is consistent with underlying land use designations.

The Environmental Management Division has reviewed the proposed project and determined that the proposed project was previously assessed in the Final Initial Study/Mitigated Negative Declaration for the Berth 240 Transportation Vessels Manufacturing Facility Project (SCH No. 2017121023), which was approved by the Board of Harbor Commissioners on March 15, 2018. The proposed project is also subject to mitigation measures that were included in the Mitigation Monitoring and Reporting Program.

The estimated project cost for the project scope of work located within the California Coastal Zone is \$1.9 million and to be paid by the Port of Los Angeles.

TRANSMITTALS

1. Site Map
2. Coastal Development Permit No. 22-06

CA Approval: SO

Marla Bleairms For

EUGENE D. SEROKA
Executive Director

Coastal Development Permit No. 22-06



**POLA B.240
Compressor Building Demolition**

Transmittal 1



Harbor Department



425 S. Palos Verdes Street Post Office Box 151 San Pedro, CA 90733-0151 TEL/TDD 310 SEA-PORT www.portoflosangeles.org

Eric Garcetti *Mayor, City of Los Angeles*

Board of Harbor
Commissioners

Jaime L. Lee
President

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Vice President

Diane L. Middleton
Commissioner

Lucia Moreno-Linares
Commissioner

Anthony Pirozzi, Jr.
Commissioner

Eugene D. Seroka

Executive Director

September 13, 2022

COASTAL DEVELOPMENT PERMIT

1. Coastal Development Permit Number: **22-06**
2. Name/Address of Permittee: **Port of Los Angeles
425 S. Palos Verdes St.
San Pedro, CA 90731**
3. Permit Type: **Level I**
Non-appealable Appealable Emergency
4. Development Location: **Berth 240**
5. Development Description:

CDP No. 22-06 allows the Port of Los Angeles to demolish the abandoned Compressor Building at Berth 240 and associated work as outlined in APP No. 220321-062.

6. The Executive Director has found that:

The proposed development conforms to the certified Port of Los Angeles Master Plan, as amended, and the California Coastal Act of 1976, as amended.

The proposed development is consistent with the project description listed on the Application for Port Permit No. 220321-062.

The proposed development complies with the requirements of the California Environmental Quality Act.

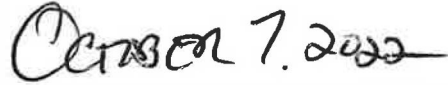
Transmittal 2

7. This permit is issued subject to the following standard conditions imposed pursuant to the certified Port of Los Angeles Master Plan, as amended, and the California Coastal Act of 1976, as amended:
- a) No property rights, either in real estate or material, or any exclusive privileges are granted, and the permit does not authorize any injury to private property or invasion of private rights, or any infringement of federal, state or local laws or regulations.
 - b) Final working drawings shall have been submitted to the Chief Harbor Engineer for review and approval, and a Harbor Engineering Permit issued prior to commencement of any portion of the development.
 - c) All construction and operations shall occur in accordance with the approved plans.
 - d) This permit is issued subject to the applicant obtaining all other approvals and/or permits required by applicable law from agencies having jurisdiction over any aspect of the development. Construction shall not commence until such approvals and permits have been obtained.
 - e) Any person who has obtained a permit for development may assign such permit to another person subject to the following conditions outlined in Section 6.8.6 of the Port of Los Angeles Master Plan.
 - f) The permit shall not become effective until the issuance is reported to the Board of Harbor Commissioners and the original and two signed copies of the permit have been returned to the Los Angeles Harbor Department, upon which all permittee(s) or agent(s) authorized in the permit application have acknowledged that they have received a copy of the permit and have accepted the contents.
 - g) Work must commence within two (2) years from the date of the executed coastal development permit, unless otherwise specified. If construction has not commenced, this permit will expire two (2) years from the date of the executed permit. Any extension of time of said commencement date must be applied for prior to expiration of the permit.
 - h) Issuance of this coastal development permit does not change the obligation of the applicant to meet all other time requirements in any other permits or agreements granted by the City of Los Angeles.

Issued by:



EUGENE D. SEROKA
Executive Director



DATE

ACKNOWLEDGMENTS

I, Dina Anyan-Zahlan
(please print), permittee/agent, hereby acknowledge receipt of Coastal Development Permit No. 22-06, and that I understand and have accepted its contents and conditions.



SIGNATURE

9-15-22
DATE

EDS:rp

APP No. 220321-062