



San Pedro Waterfront Project Final EIR

**Environmental Management Division
Port of Los Angeles**

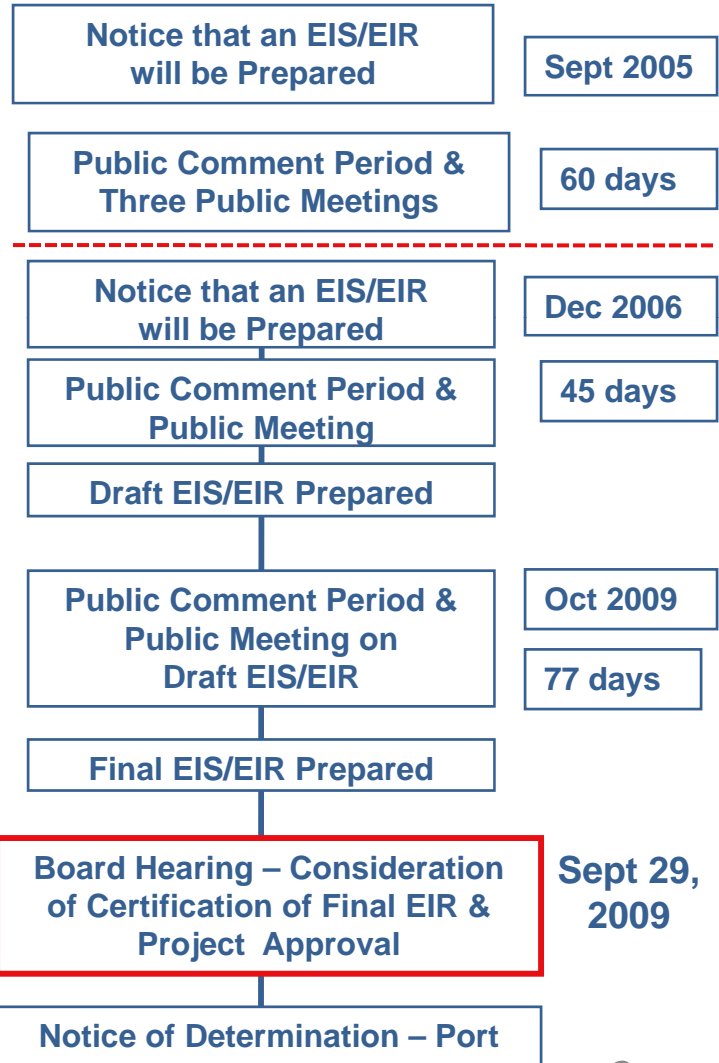
**Los Angeles Board of Harbor Commissioners Meeting
September 29, 2009**





LA Waterfront

San Pedro Waterfront Final EIR Environmental Review Process





San Pedro Waterfront Final EIR

Proposed Project



- **Waterfront Promenade** – 8 miles
- **New Harbors & 7th Street Pier** – 6.8 acres
- **Open Spaces & Parks** – 27 Acres (+ Existing = ~ 46 Acres)
- **Transportation Infrastructure Improvement** – Sampson Way, Red Car
- **New Development** – Fireboat Museum Red Car Facility, OH Cruise Facilities
- **Redevelopment** – Ports O'Call
- **Relocated Development** – Lane Victory, Catalina Exp, Jankovich
- **Adaptive Reuse** – Warehouse 9 & 10
- **Removal of Existing Development** – SP Railyard, Westways Tank Farm

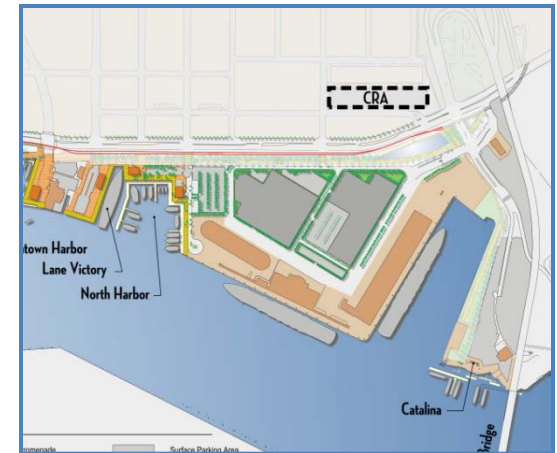


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Proposed Project Modifications

• **Cruise Terminals**

- Inner Harbor Terminal Investment First!
- Initially only one Outer Harbor Cruise Terminal at 45-47
- Defer Inner Harbor Parking Structure until needed; defer North Harbor Cut & use landscaped surface parking at Berth 87
- Examine parking structure design & replacement for baggage handling building



• **Market Driven**

- Ultimate size of Ports O' Call
- Second Outer Harbor cruise berth

• **Pedestrian Access**

- Additional pedestrian access at 9th Street
- Green roof, viewing areas & ped access on POC parking structures; no roof parking



• **Ongoing Public Involvement**



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Project Alternatives – Major Features

Feature	Proposed Project	Alternatives					
		Reduced Dev			No Fed Action	No Project	
		1	2	3	4	5	6
OH Cruise Berth	2 Lg	1 Lg		1 Lg	1 Lay	1 Lay	1 Lay
IH Cruise Berth	1 Lg 1 Sm (1 Oc)				3 Sm	3 Sm	Existing w/growth
Cruise Parking Str	IH		OH/IH				Existing
POC (sq. ft.)	375k			187k			Existing
Harbor Blvd.	2 Lanes	1 Lane	1 Lane	1 Lane			Existing
Harbors	All		--		No North Harbor	None	None
Promenade (mi)	8		Behind Marsh			No In Water	Existing



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Proposed Project Impacts

Less Than Significant

- Marine Transportation & Navigation

Less Than Significant After Mitigation

- Cultural
- Groundwater & Soils
- Hazards & Hazardous Materials
- Land Use & Planning
- Utilities & Public Services

Unavoidable Significant Impacts

- Aesthetics*
- Air Quality* **
- Biological Resources*
- Geology*
- Noise* **
- Recreation* **
- Ground Transportation* **
- Water Quality, Sediments, & Oceanography*

****Cumulative Impacts***

*****Environmental Justice Issues***



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Mitigation Measures

Over 90 mitigation measures applied to Project construction and operation!

- Air Quality ----- **28**
 - Clean Air Construction Guidelines
 - AMP: IH 80% 2013; OH 97% 2013
 - LSF: 90% 40nm
 - VSR: 100% 2013
- Greenhouse Gas ----- **15**
- Biology ----- **6**
- Cultural Resources ----- **4**
- Geology ----- **2**
- Groundwater & Soils ----- **2**
- Hazards & Risks ----- **1**
- Land Use ----- **1**
- Ground Transportation ----- **26**
- Noise ----- **2**
- Utilities & Public Service ----- **6**
- Recreation ----- **7**



AMP - Mobile



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Areas of Controversy

- **Outer Harbor Cruise Facilities**
- **Sustainable Waterfront Plan Consideration**
- **Synergy with Downtown San Pedro**
- **Downtown Waterfront Red Car Line**
- **Parking Structures on the waterfront**
- **Appellant Group Conditions of Approval**

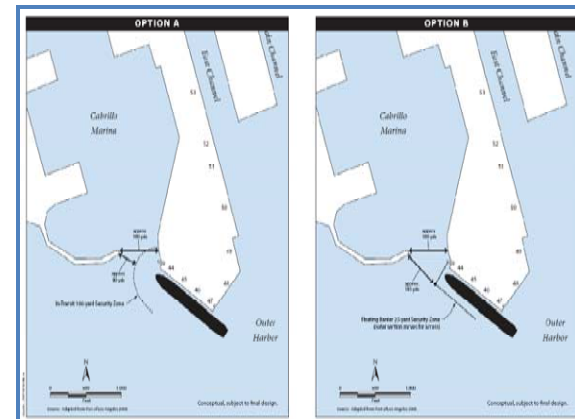


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Areas of Controversy: Outer Harbor Cruise Terminal

Issues Raised:

- Recreational boat access to marina
- Recreational use of bay
- Create an aesthetic impact
- Passenger Shuttle bus trips from Inner Harbor
- Develop B. 45-47 (west side) vs B. 49-50 first (east side)
- Adequate market demand
- Relocation of Inner Harbor Cruise Business to Outer Harbor
- Cruise Passenger Synergy with Downtown San Pedro
- Consideration of Inner Harbor Main Channel Wharf Work





LA Waterfront

Inner Harbor Cruise Terminal

Three Princess Vessels





San Pedro Waterfront Final EIR

Areas of Controversy: Inner Harbor Cruise Terminal



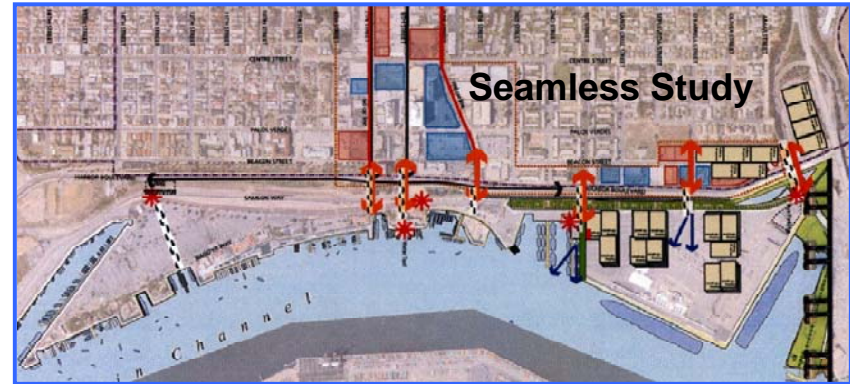
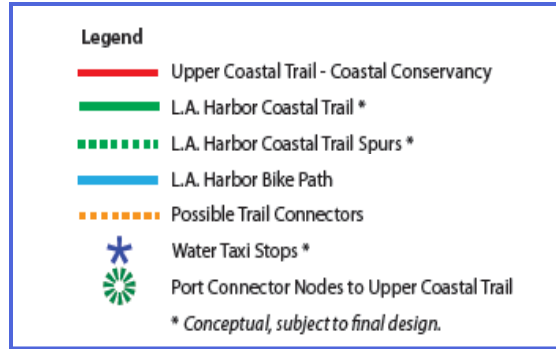
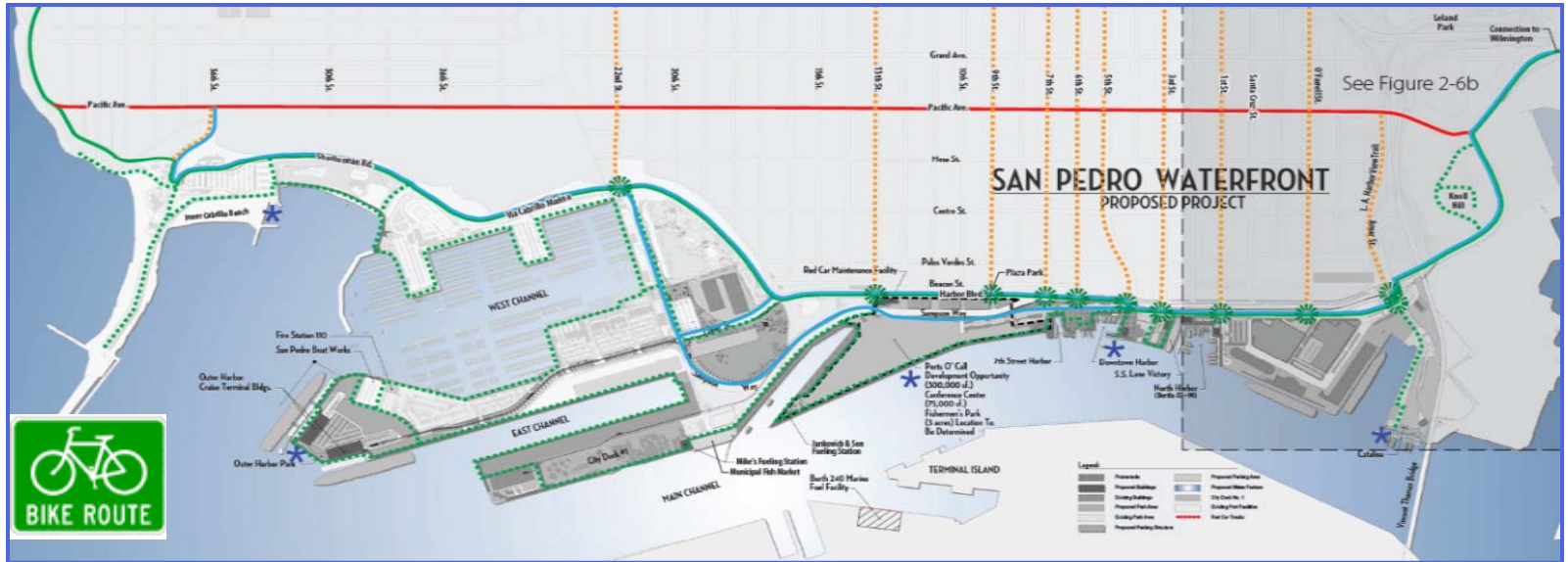
Ship encroaches into the Fire Station to avoid angle point

- *Navigation – ships back down; cargo ships*
- *Capacity - size and number*
- *Costs – wharf and no phasing*
- *Existing Operations - maintaining*
- *Attracting and Maintaining Market Share*



San Pedro Waterfront Project

Waterfront Access





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Overriding Considerations

- ***Enhances Maritime Uses***
- ***Creates Jobs***
 - Construction - 14,301 (7,416 Direct)
 - Operation - 5,607 Cruise = 2,400 new jobs
- ***Provides Tax Revenue***
 - Construction - \$95.4 Million
 - Operation - \$30.3 Million
- ***Increases Non-vehicular Access to Water***
- ***Promotes Sustainability***
- ***Creates New Open Space***
- ***Reduces Cruise Terminal Air Emissions***



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Staff Recommendations

- ***Certify the Environmental Impact Report***
- ***Adopt the Final Findings of Fact and Statement of Overriding Considerations***
- ***Adopt the Final Mitigation Monitoring and Reporting Program***
- ***Approve the Proposed Project with Staff Recommendations***
- ***Direct the incorporation of mitigation measures into construction specifications and leases***



San Pedro Waterfront EIR

Letters Received Since Final EIR Published

- *U.S. Senator Dana Rohrabacher* – *Support*
- *CA Senator Rodrick Wright* – *Support*
- *CA Senator Jenny Oropeza* – *Support*
- *CA Senator Alan Lowenthal* – *Support*
- *CA Assemblymember Warren Furutani* – *Support*
- *CA Assemblymember Bonnie Lowenthal* – *Support*
- *LA Councilman Tom LaBonge* – *Support*
- *Gabrieleno Band of Mission Indians* – *Cultural monitoring*
- *Gambol Industries* – *Fueling dock at Berth 240*
- *LA Economic Development Corp.* – *Support*
- *Harbor Assoc. Industry & Commerce* – *Support*
- *Nat. Assoc. Women Business Owners* – *Support*
- *Coastal Conservancy* – *Support*
- *Coastwalk California* – *Support, concerns about OH Cruise Terminal*
- *San Pedro Youth Coalition* – *Support*
- *San Pedro Chamber of Commerce* – *Resolution Support*



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Health Risk

