Skechers Design Center and Offices Project
June 13, 2016 EIR Scoping Meeting
Summary

The City of Hermosa Beach held an Environmental Impact Report (EIR) scoping meeting for the proposed Skechers Design Center and Offices Project on June 13, 2016 at 7 PM. The meeting was held at Hermosa Beach City Hall. Approximately 25-30 individuals attended the meeting, which was the third scoping meeting for the project.

Community Development Director Ken Robertson started the 7 PM meeting with brief introductory remarks. The City's EIR consultant then provided an approximately 10-minute overview of the California Environmental Quality Act (CEQA), the proposed project, issues to be analyzed in the EIR, and future opportunities for public input on the project and EIR. Attendees were then invited to ask questions and offer comments on the EIR work scope. The comments received are summarized below, organized by topic.

Project Description

- Clarify whether the project will include a deceleration lane on Pacific Coast Highway (PCH)/Sepulveda Boulevard.
- Clarify whether the proposed coffee house would be only for employees or whether offsite patrons, including students, could patronize the facility.
- Clarify whether the alley behind the Design Center site would be used during construction.
- Clarify where employees would park during construction and how construction would be staged and managed.
- Clarify whether a traffic signal would be installed at PCH/Keats.
- Consider whether the proposed buildings could house more employees and generate more parking demand if they were to change owners and/or use.
- Clarify where smoking would be allowed onsite.

Aesthetics

- Consider undergrounding of utility lines fronting the project site.
- Perform a sensitivity analysis of building height to determine the precise impacts to views associated with buildings of varying heights.

Air Quality

- Consider air quality impacts to the adjacent kindergarten.
- Examine the effects of dust generated by construction on neighboring properties.

Greenhouse Gas Emissions

- Consider whether the project is consistent with the Carbon Neutral goals of Hermosa Beach.

- Consider GHG emissions and whether the project can provide GHG offsets or GHG reductions consistent with Hermosa Beach goals.

Hydrology/Water Quality

- Consider the impacts of subterranean parking on drainage.

Noise

- Consider truck noise on residential streets during project construction and operation.
- Consider noise impacts to the adjacent kindergarten.
- Examine noise and vibration impacts associated with the subterranean parking and tunnel.
- Consider noise related to mechanical equipment at 305 S. Sepulveda.
- For parking garage entrances, use non-screech concrete.
- Consider noise and access issues related to idling trucks.

Transportation/Traffic

- Consider cul de sacs on Longfellow, 30th Street, and Duncan in order to eliminate cut through traffic on neighborhood streets.
- Examine impacts related to losing the use of PCH, particularly during construction.
- Examine traffic and related impacts (air quality, noise) associated with trash pickup and loading operations at 305 S. Sepulveda.
- Consider signs clarifying that trucks over a certain weight are prohibited on residential streets.
- Consider cut through traffic on 30th Street.
- Consider overflow parking impacts on residential streets and possible use of permit parking to encourage employees and visitors to use on-site parking.

Utilities/Service Systems

- Examine potential impacts to the aging local sewer system.

Cumulative/Long-term Impacts

- Consider the cumulative effects of other area projects, during construction and long-term operation of the project.

Alternatives

- Consider alternative means of access for the 305 S. Sepulveda component in particular (e.g., moving the driveway to Sepulveda) in order to minimize traffic on residential streets.
- Consider varying work shifts to minimize peak traffic impacts and parking demand.

Other

- Consider code enforcement issues as they relate to the fact that the project straddles the border between two cities.