



## CITY OF HERMOSA BEACH NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

**NOTICE IS HEREBY GIVEN** that an Initial Study and Mitigated Negative Declaration have been prepared for the proposed 2510 and 2420 Pacific Coast Highway, 926 and 950 Artesia Boulevard Lazy Acres Super Market Project. The City of Hermosa Beach is the local lead agency, pursuant to the California Environmental Quality Act (CEQA), responsible for preparation of this document.

**Project Location: 2510 and 2420 Pacific Coast Highway and 926 and 950 Artesia Boulevard, Hermosa Beach, CA 90254.** The project site includes Assessor Parcel Numbers (APNs) 4184-015-002, 4184-015-003, 4184-015-008, and 4184-015-010.

### **Project Description:**

The proposed project involves the renovation of an existing 29,563 square foot church youth center into a supermarket. The project would include interior renovations at the building at 2510 Pacific Coast Highway to accommodate a supermarket, exterior building improvements including a new façade and two architectural towers up to 43 feet in height.

An existing surface parking lot for the 2510 Pacific Coast Highway building would be renovated via a resurfacing, restriping, and installation of landscaping. Parking for the project would be shared with the adjacent Hope Chapel Church, including the surface parking lot surrounding the 2510 Pacific Coast Highway building and the covered parking facilities at the 2420 Pacific Coast Highway Hope Chapel building.

Pursuant to Section 15072 of the California Environmental Quality Act, this site is not on any lists enumerated under Section 65962.5 of the Government Code.

Pursuant to the authority and criteria contained in the California Environmental Quality Act, the Lead Agency has analyzed the project and determined that the project will not have a significant impact on the environment with the incorporation of the recommended mitigation measures. Based on this finding the Lead Agency has prepared this MITIGATED NEGATIVE DECLARATION.

**PUBLIC COMMENT PERIOD: Beginning on Wednesday October 26, 2016**, a minimum period of no less than twenty (20) days will be provided to enable public review of the project specifications, the Initial Study and Mitigated Negative Declaration prior to final adoption of the Mitigated Negative Declaration by the City of Hermosa Beach. **The review period shall end on Monday, November 14, 2016 at 6:00 p.m.**

**ALL INTERESTED PERSONS** are invited to review the Mitigated Negative Declaration and to submit opinions or evidence for or against the Mitigated Negative Declaration. The Mitigated Negative Declaration will be available for public review at the City Hall Community Development Department Counter (1315 Valley Drive, Hermosa Beach, CA 90254 (310) 318-0235). The document is also available on the City of Hermosa Beach website, <http://www.hermosabch.org/index.aspx?page=482>. Please submit comments in writing to the following address:

Attn: Aaron Gudelj, Associate Planner  
City of Hermosa Beach  
Community Development Department  
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Hermosa Beach, CA 90254  
Fax (310) 937-6235  
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