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Form F

Sample Summary for Electronic Document Submittal

15 copies of this document may be included when a Lead Agency is submitting electronic copies of environmental impact reports, negative declarations, mitigated negative declarations, or notices of preparation to the SCH. The SCH will still accept other summaries, such as an EIR summary prepared pursuant to CEQA Guidelines Section 15123, attached to the electronic copies of the document.

SCH # 2010121073

Lead Agency: City of Rancho Palos Verdes

Project Title: Zone 2 Landslide Moratorium Ordinance Revisions

Project Location: Rancho Palos Verdes (*City*) Los Angeles (*County*)

Please provide a Project Decription (Proposed Actions, location, and/or consequences).

Section 15.20.040 of the Rancho Palos Verdes Municipal Code establishes the process for requesting exceptions to the existing moratorium on "the filing, processing, approval or issuance of building, grading or other permits" within the existing LMA. The proposed code amendment to the City's Landslide Moratorium Ordinance would revise existing Exception "P" to include allowing the future submittal of Landslide Moratorium Exception (LME) applications for the 31 undeveloped lots, in addition to the 16 Monks lots, within Zone 2. It should be noted that the granting of an LME does not constitute approval of a specific project request, but simply grants the property owner the ability to submit the appropriate planning application(s) for consideration of a specific project request.

The potential granting of up to 31 LME requests under the proposed ordinance amendment would permit individual property owners to then apply for individual entitlements to develop their lots. The undeveloped lots within Zone 2 are held in multiple private ownerships so the timing and scope of future development is not known. For the purposes of the DEIR, it is assumed that development would occur over a period of at least 10 years from adoption of the ordinance amendment in a manner consistent with the private architectural standards adopted by the Portuguese Bend Community Association and the City's underlying RS-1 and RS-2 zoning regulations. Therefore, the future development assumptions for Zone 2 include the following:

• 31 single-story, ranch-style residences with attached or detached 3-car garages, with minimum living area of 1,500 square feet and maximum living area of 4,000 square feet or 15% of gross lot area, whichever is less;

Please identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The Draft EIR identifies significant impacts in the areas of: aesthetics, biological resources, cultural and tribal cultural resources, fire protection, hydrology/water quality, traffic/circulation, and utilities/service systems. Mitigation has been provided that would reduce most impacts to a less than significant level. However, both temporary construction-related traffic impacts and long-term traffic impacts have been identified as significant and unavoidable since feasible mitigation may not be available for such impacts and/or available mitigation cannot assure that local standards would be met.

If applicable, please describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Issues of primary concern raised by community members related to the areas of geology (landslides), hydrology (changes and runoff and related erosion), and traffic and circulation (impacts to the local road network).

Please provide a list of the responsible or trustee agencies for the project.

No agencies other than the City of Rancho Palos Verdes have decision-making authority with respect to the proposed ordinance revisions, but the following agencies may have decision-making authority with respect to individual homes that could be constructed under the guise of the ordinance revisions:

- Portuguese Bend Sewer District
- Abalone Cove Landslide Abatement District
- California Regional Water Quality Control Board
- County of Los Angeles Public Works
- County of Los Angeles Public Works – Environmental Management
- County Sanitation Districts of Los Angeles County
- Los Angeles County Fire Department
- Los Angeles County Flood Control District
- Los Angeles County Health Department
- Los Angeles County Sheriff's Department
- Palos Verdes Library District
- Palos Verdes Peninsula Unified School District
- South Coast Air Quality Management District
- Southern California Association of Governments
- State of California Department of Fish and Wildlife
- State of California Department of Transportation
- State Water Resources Control Board