



Legislation Text

File #: 06-0284, **Version:** 1

Recommendation to receive and file the report of the Los Cerritos Wetlands Study Group, and refer to the report to the Planning Commission for presentation and consideration. (District 3)

The Los Cerritos Wetlands are located within approximately 300 acres of undeveloped property at the southeastern edge of the City (generally bounded by Pacific Coast Highway on the west, the Los Cerritos Channel and Loynes Drive on the north, and the boundary with Orange County to the south and east - see pages 2-3 in the attached report). The area has historically been used for oil extraction, but has recently seen a great deal of development interest, both on the undeveloped parcels as well as interest in recycling the use of adjacent properties.

Extensive public interest in a current proposal to construct a Home Depot store on Studebaker Road, as well as other potential development projects in the area, has caused Third District Councilmember Colonna to create the Los Cerritos Wetlands Study Group (LCWSG). This group is made up of representatives of the homeowner's associations and neighborhood associations of those areas adjacent to or near the Los Cerritos Wetlands. In all, nine associations are represented with members and alternate members of the LCWSG for a total of 15 persons (see page 8 of the report for membership). The LCWSG elected Ric Trent from the Naples Improvement Association and Save Our Bay to serve as their Chairman.

The intended purpose of the LCWSG was to provide community-based recommendations of how the area should be developed and/or preserved over time and, if development does occur, what issues exist and should be considered by decision-makers. In order to better understand the issues affecting this area, the LCWSG undertook the following steps in preparing the attached report:

Monthly meetings were held that included guest speakers to discuss specific, targeted issues affecting the area (see page 7 of the report for speakers and topics);

A Community Forum was held at Rogers Middle School to provide the public with the Group's understanding of the issues identified to date and to solicit public input on these and other issues for consideration;

With the above information gathered and consolidated, each member prepared the recommendations and issues of their respective association (see pages 22-38). The LCWSG then prepared their group recommendation, which is found in the Executive Summary (see pages 10-12) and a minority report (see pages 105-113).

In summary, the group recommendations are as follows:

The remaining wetlands should be preserved. In order to do so, the area needs to be surveyed so that the exact boundaries of the wetlands can be delineated.

An understanding of the location and potential hazard of the former dumpsites in the area needs to be obtained.

The SEADIP zoning plan for the area needs to be revised and a master plan for the area be completed. An ad hoc committee should be formed to specifically work on this project.

That until such time as the above steps are taken, a moratorium should be adopted for all projects in the Study Area.

That the SEADIP zoning plan should be amended to prohibit heavy industrial uses in the area.

Any future development proposal should have its traffic impacts assessed in conjunction with all other planned development in the area.

That steps need to be taken to address traffic safety issues on Loynes Drive and traffic signal coordination along Pacific Coast Highway.

The Group has dedicated over a year to this process and has formulated a number of significant recommendations. Staff recommends that the report be forwarded to the Planning Commission for a presentation and their consideration.

None.

None.

Approve recommendation.

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APPROVED:

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