



Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

MARINA DEL REY DESIGN CONTROL BOARD AGENDA

Wednesday, April 15, 2015, 6:30 p.m.

Burton W. Chace Park
Community Building
13650 Mindanao Way
Marina del Rey, CA 90292

1. **Call to Order, Action on Absences, Pledge of Allegiance, and Order of Agenda**
2. **Approval of the March 18, 2015 Minutes**
3. **Public Comment**
This is the opportunity for members of the public to address the Board on items that are not on the posted agenda, provided that the subject matter is within the jurisdiction of the Board. Speakers are reminded of the three-minute time limitation.
4. **Consent Agenda**
The Chair may entertain a motion by a Board member at the beginning of the meeting to approve certain non-controversial agenda items as consent agenda items unless held by a Board member or member(s) of the public for discussion or separate action.
5. **Old Business**
A. Parcel 13 – Villa del Mar – Consideration of Sign Program – DCB #13-009-C
[Attachment: Applicant Plans](#)
6. **New Business**
A. Parcels 45, 47 & EE – Anchorage 47 – Consideration of promenade improvements – DCB #15-008
[Attachment: Applicant Plans](#)

B. Parcel 150 – Permit Section Building – Consideration of exterior building and landscaping modifications – DCB #15-009
[Attachment: Applicant Plans](#)

C. Parcel 45 – Administrative Services and Facilities Building – Consideration of conceptual site design – DCB #15-010
[Attachment: Applicant Plans](#)

D. Parcels IR, HS & GR – Marina Beach – Conceptual consideration of shelter, restroom, and promenade improvements – DCB #15-011
[Attachment: Applicant Plans](#)
7. **Staff Reports**
A. Temporary Permits Issued by the Department

B. Ongoing Activities Report
 - Board of Supervisors Actions on Items Relating to Marina del Rey
 - Regional Planning Commission's Calendar

- Coastal Commission's Calendar
- Future Major DCB Agenda Items
- Small Craft Harbor Commission Minutes
- Marina Design Guidelines Update
- Redevelopment Project Status Report
- Venice Dual Force Main Update

C. Marina del Rey Special Events

8. **Commemoration of Historic Figures and Events in Honor of Marina del Rey's 50th Anniversary – Burton W. Chace**

9. **Adjournment**

PLEASE NOTE

1. ADA ACCOMODATIONS: If you require reasonable accommodations or auxiliary aids and services such as material in alternate format or a sign language interpreter, please contact the ADA (Americans with Disabilities Act) Coordinator at (310) 305-9538 (Voice) or (TTY/TDD) users, please call the California Relay Service at 711. The ADA coordinator may be reached by email at rstassi@bh.lacounty.gov.

2. The Los Angeles County Board of Supervisors adopted Chapter 2.160 of the Los Angeles Code (Ord. 93-0031 ~ 2 (part), 1993), relating to lobbyists. Any person who seeks support or endorsement from the Design Control Board on any official action must certify that he/she is familiar with the requirements of this ordinance. A copy of the ordinance can be provided prior to the meeting and certification is to be made before or at the meeting.

All materials provided to the Design Control Board Members are available for public review, beginning the Friday prior to the meeting, at the **four Marina del Rey locations listed below**. The Department of Beaches and Harbors website also provides all reports and audio files from current and past meetings. Electronic copies of project submittals for Business Items referred to in this agenda will be available online for a two week period from the date of this agenda.

Please visit the Department of Beaches and Harbors Website Address at <http://marinadelrey.lacounty.gov>, or the [Design Control Board Archive](#) for more information.

Department of Beaches and Harbors
Administration Building
13837 Fiji Way
Marina del Rey, CA 90292

MdR Visitors & Information Center
4701 Admiralty Way
Marina del Rey, CA 90292

Burton Chace Park Community Room
13650 Mindanao Way
Marina del Rey, CA 90292

Lloyd Taber-Marina del Rey Library
4533 Admiralty Way
Marina del Rey, CA 90292



Locations of April 15, 2015 DCB Items



DESIGN CONTROL BOARD MINUTES

March 18, 2015

Members Present: Peter Phinney, AIA, Chair (Fourth District); Jerome Stanley, Member (Second District); Tony Wong, P.E., Member (Fifth District)

Members Absent: Helena Jubany, FAIA, Vice Chair (First District); Simon Pastucha, Member (Third District);

Department Staff Present: Brock Ladewig, Deputy Director; Charlotte Miyamoto, Planning Division Chief; Carol Baker, Community Marketing Division Chief; David Thomas, Building Complex Manager; Maral Tashjian, Planner; Yeni Maddox, Secretary

County Staff Present: Kevin Finkel, Department of Regional Planning; Jill Jones, County Counsel

Guests Testifying: Jane Becronis, Department of Public Works; Richard Shieh, Department of Public Works; Steven Lott, RAW International

1. Call to Order and Pledge of Allegiance

Chair Phinney called the meeting to order at 1:40 PM

On a motion of Mr. Wong, seconded by Mr. Stanley, the absence of Vice Chair Jubany and Mr. Pastucha were excused.

Ayes: 3 – Chair Phinney, Mr. Stanley, and Mr. Wong

Chair Phinney led the Pledge of Allegiance.

2. Approval of February 18, 2015 minutes

On a motion of Mr. Wong, seconded by Mr. Stanley, the February 18, 2015 minutes were approved.

Ayes: 3 – Chair Phinney, Mr. Stanley, and Mr. Wong

3. Public Comment

None

4. Consent Agenda

None

5. Old Business

None

6. New Business

A. Parcels 48 and EE – The Boathouse - Consideration of exterior building and landscaping modifications– DCB#15-005

Ms. Miyamoto introduced Mr. Jerome Stanley as the new Board Member appointed to the Design Control Board by the Board of Supervisors on February 2, 2015 to represent the Second District. She also introduced Kevin Finkel as the new representative from the Department of Regional Planning, replacing Anita Gutierrez, and mentioned that Jill Jones from County Counsel would be sitting in for Amy Caves.

Ms. Tashjian presented the staff report.

Ms. Miyamoto introduced Mie Jones as the Department of Beaches and Harbors project manager, Jane Becronis as the architect from the Department of Public Works (DPW), and Richard Shieh as the landscape architect, also from DPW.

Jane Becreonis gave a brief summary of the architectural renovations to the Boathouse and Richard Shieh elaborated on the landscape improvements.

Public Comment

None

Board Comment

Chair Phinney inquired about the relocation of the W.A.T.E.R. Program.

Ms. Miyamoto replied that DBH is working on finding a suitable location.

Mr. Stanley inquired about the replacement plants being drought tolerant.

Richard Shieh replied that Los Angeles County's policy requires the use of drought-tolerant plants.

Mr. Stanley asked if the observation deck would have seating areas.

Jane Becreonis stated that it is only a deck level with no permanent seating installed.

Ms. Miyamoto added that there are no plans to place permanent furniture on the deck, but portable seating may be used for events.

On a motion of Mr. Wong, seconded by Mr. Stanley, the item was approved as submitted.

Ayes: 3 – Chair Phinney, Mr. Stanley, and Mr. Wong

B. Parcel Q, RR and SS - Burke Park – Consideration of park improvements - DCB#15-006

Ms. Tashjian presented the staff report.

Mr. Shieh added that they would only be improving upon the existing park elements, with the exception of some of the walkways that would be realigned to improve pedestrian circulation. He also elaborated on the plans to reconfigure the entrance driveway of Parking Lot 7, the renovation of the seating areas, and the replacement of the outdoor exercise equipment.

Public Comment

None

Board Comment

None

On a motion of Mr. Wong, seconded by Mr. Stanley, the item was approved as submitted.

Ayes: 3 – Chair Phinney, Mr. Stanley, and Mr. Wong

C. Parcel 49M – Visitor Center – Consideration of exterior modifications - DCB#15-007

Ms. Tashjian presented the staff report.

Steven Lott gave a brief summary of the design changes.

Public Comment

None

Board Comment

Mr. Wong requested that the signage of the Visitor Center be enhanced for visibility.

Steven Lott suggested adding lighting to the signage in the evenings.

Ms. Miyamoto replied that DBH would look into the issue and report back to the DCB.

Chair Phinney expressed his appreciation for the repainting of the building.

On a motion of Mr. Wong, seconded by Mr. Stanley, the item was approved with the condition that signage of the building be enhanced.

Ayes: 3 – Chair Phinney, Mr. Stanley, and Mr. Wong

7. Staff Report

Ms. Tashjian reported on the Temporary Permits staff report.

Carol Baker presented the Ongoing Activities staff report, including details on the Marina del Rey 50th Anniversary celebration.

Mr. Stanley inquired about the media's involvement with the event.

Ms. Baker replied that media would be present at the event and mentioned the various outreach efforts that had been made.

Mr. Stanley stated that it is important that the greater community be aware of the events happening in Marina del Rey, as it can seem inaccessible to those who do not frequent the area.

Ms. Baker replied that it has been the goal of the department to make the event accessible to the community. She also added that the event's activities will be free or low cost.

Public Comment

None

8. Commemoration of Historic Figures and Events in Honor of Marina del Rey's 50th Anniversary

Chair Phinney adjourned the meeting in honor of the Marina del Rey Yacht Clubs.

9. Adjournment

Chair Phinney adjourned the meeting at 2:32 PM.

Respectfully Submitted,

Yeni Maddox
Secretary for the Design Control Board



Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

April 9, 2015

TO: Design Control Board

FROM:  Gary Jones, Director

SUBJECT: ITEM 5A – VILLA DEL MAR – DCB #13-009-C – CONSIDERATION OF SIGN PROGRAM

Item 5A on your agenda is a submittal by Far West Management Group (Applicant) seeking approval of a sign program for Villa del Mar Apartments. The site is located on Lease Parcel 13 at 13999 Marquesas Way.

The Applicant was last before your Board at the June 2014 meeting, when final design approval was granted for the renovation project. The site is currently undergoing complete site rehabilitation. The Applicant is requesting approval of a sign program which includes various identification, informational, directional, and regulatory signage.

Façade-Mounted Business Identification Signs

The Applicant is requesting to replace the existing business identification signs located on Building D and the leasing office building located along Marquesas Way. The existing approximately 3' high by 14'-6" wide façade-mounted sign on the west face of Building D would be replaced with a 4'-1" high by 14'-6" wide sign placed 20'-8" above the base of the 1st floor. The existing 6'-7" high by 17'-11" wide façade-mounted sign located on the south face of the leasing office would be replaced with a 4'-1" high by 14'-6" wide sign placed in the upper left area of the wall, 13' above the top of the planter.

Both signs would feature the new logo of the residential community, which reads "villa del mar" in lowercase letters in a custom font, over "APARTMENT HOMES AND MARINA" in uppercase letters. The 80% gray "halo" LED lit channel letters would be pin mounted directly to the new stucco finish on the buildings. Lighting would be on a separately timed power circuit.

Facility Identification Signage

The Applicant is proposing facility identification signage to identify the residential community's facilities such as the clubhouse, athletic club, pool area and locker rooms. Some of these signs would be placed on the doors of facilities, such as the boater restrooms, locker rooms, and athletic club, while others would be mounted to the dock gates along the promenade. These signs would be reverse etched graphics on modified non-glare acrylic panel, mounted directly to the gates. Address signage on the dock

gates would be flat cut aluminum numbers with a brushed silver and clear coated finish. All signs will be in compliance with the Americans with Disabilities Act.

Address Numbering

Address numbers will be placed along each of the residential community's five buildings facing Marquesas Way. The numbers would be ½" inch thick flat cut characters made from aluminum with a clear coat finish and pin-mounted to the building façades. All numbering would be 10" high, brushed silver, and in Futura font.

Informational Signage

One leasing office post sign will read "NOW LEASING", in uppercase Futura font, over the hours of operation and contact information. The sign would be located in the planter in front of the leasing office along Marquesas Way. The sign face will measure 4' high by 3' wide and will hang on a 5' high flag pole-style tubular aluminum post.

Directional Signage

The Applicant is requesting a 5" high by 4'-5" wide directional sign with flat cut aluminum letters on the new entry wall at the leasing office. The sign would read "LEASING OFFICE" in Futura font with a left facing arrow, and would be located 8'-5" above grade. Five additional directional post signs are proposed at each driveway directing traffic for residents and guests. These 2' high by 2'-8" wide signs would feature an 80% Black color coated aluminum metal panel with high performance vinyl lettering and digital logo. The signs will hang from 4' high flag pole-style tubular aluminum post frames colored to match the sign face. These signs would read "RESIDENT ENTRY ONLY" and "Guest Entry at Leasing Office" in Futura font.

Additional directional signage would be placed throughout the property to direct residents or guests to common facilities such as the clubhouse, athletic club, pool area and locker rooms. These signs would be wall- or post-mounted, and vary in panel size from 9" to 12" high by 1' to 1'-6" wide. The signs would utilize Futura font reverse etched graphics on a modified non-glare acrylic panel. Post-mounted signs would be mounted on tubular aluminum flag posts, with color to match the sign face.

Regulatory Signage

The Applicant is requesting regulatory signs throughout the property. These signs read "Low Clearance," "Fire Lane," "Do not Enter," "Guest Parking," "Boater Parking," etc. These signs would be 9" high by 12" wide and would feature reverse etched graphics on modified non-glare acrylic panel, mounted on tubular aluminum flag posts, with color to match the sign face.

Lighting

The two proposed façade-mounted business identification signs will have "halo" LED lit channel letters that would be lit from dusk until dawn. No other signs on the property are proposed to be lit.

STAFF REVIEW

The proposed business identification sign request is before your Board pursuant to Section 2.a. of the *Revised Permanent Sign Controls and Regulations (Sign Controls)*. Staff finds that the dimensions and materials of the requested permanent signs meet the standards set forth in Sections 4 and 5 of the *Sign Controls*, and that the design and quality are consistent with Marina-wide signage. The signs would be composed of durable materials and would be in acceptable proportions. The use of different styles of lettering would be minimized and the signs are in compliance with the preferred design style as set forth by the *Sign Controls*. The hours of illumination for the business identification signs are consistent with those of Marina del Rey apartment complexes.

The Department recommends **APPROVAL** of DCB #13-009-C with the condition that the Applicant obtains further review and approval from the Department of Regional Planning before installation.

GJ:CM:mmt



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April 9, 2015

TO: Design Control Board

FROM: Gary Jones, Director

SUBJECT: ITEM 6A – ANCHORAGE 47 – DCB #15-008 – CONSIDERATION OF PROMENADE IMPROVEMENTS

Item 6A on your agenda is a submittal from the Department of Beaches and Harbors (DBH), seeking approval for improvements and upgrades to the promenade adjacent to Anchorage 47, which is located on Lease Parcels 45, 47 and EE, at the westerly terminus of Mindanao Way.

Background

Anchorage 47 is operated and maintained by DBH and consists of 11 docks and 253 slips. The anchorage is located within Basin G adjacent to Lease Parcels EE (Chace Park), 47 (Santa Monica Windjammers Yacht Club), and 45 (DBH Fiscal Building). Anchorage 47 was constructed in 1972 by the former lessee, the Santa Monica Windjammers Yacht Club. Following the expiration of the lease, DBH has been in possession of the anchorage. The anchorage has not been upgraded since it was originally developed.

DBH proposes to improve the promenade adjacent to the anchorage with new pavers, fencing, gates, and lighting. The project is part of larger plans to redevelop the entire anchorage, including demolishing existing docks and constructing new ones, and upgrading the underground water, sewer, electrical and telecommunications landside infrastructure.

Promenade Treatment

The project proposes to replace the existing 10' wide asphalt and concrete walkway with decorative pavers consisting of Orcotta colored Appian Stone set in an "I" pattern, with 75% of the pavers being rectangles, and 25% of the pavers being squares. The promenade will span approximately 1,320 feet, along the southern portion of Basin G. The new pavers would run the length of the anchorage along the seawall with concrete pads at each gangway entrance.

Gates and Fencing

There is currently a 42" high chain link fence along the seawall. The project proposes to replace the existing fence with a new 42" high vertical railing topped with a horizontal rail. Each dock gate would also be replaced with new dock gates featuring 7'-10" tall

arched design, vertical rails, and a circular decorative screen. Both the fencing and dock gates would have a clear hard coat anodized aluminum finish.

Lighting

The promenade along the anchorage is currently not lit. The project proposes 42" tall bollards in a platinum silver color with down-lit LED lighting, spaced 20 feet apart along the length of the anchorage. The hours of illumination would be from dusk until dawn.

STAFF REVIEW

DBH's proposed improvements will visually enhance the waterfront promenade along the boundaries of Anchorage 47 and Chace Park, and improve pedestrian safety with the addition of new promenade lighting. The proposed project is in keeping with the public's input received during the Marina del Rey Visioning efforts, specifically for the County to "ensure a continuous pedestrian promenade along the waterfront where possible through the entire Marina," to "beautify the Marina by updating infrastructure and encouraging high-quality design for new public and private developments and the promenade," and to "provide additional lighting along the promenade and throughout the Marina (waterside and landside) to increase safety." (Marina del Rey Vision Statement, September 2014).

At this time, project funding does not permit the extension of the new promenade, gates and fencing to continue from the Anchorage 47 boundary around Chace Park along Basin H. Funding is anticipated to be available in 2016 to complete the promenade upgrades to the balance of Chace Park.

Staff finds that the proposed project is consistent with the Local Coastal Program with regards to the design of pedestrian walkways:

- *The walkways and bicycle trails are a primary means for access to activities in the Marina. Design of these elements with safety and compatibility in mind is of utmost importance in facilitating public use and enjoyment of the Marina. (section 22.46.1050.B)*

The Department recommends APPROVAL of DCB #15-008 as submitted.

GJ:CM:mmt



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Brock Ladewig
Deputy Director

April 9, 2015

TO: Design Control Board

FROM: 
Gary Jones, Director

SUBJECT: ITEM 6B – PERMIT SECTION BUILDING – DCB #15-009 – CONSIDERATION OF EXTERIOR BUILDING AND LANDSCAPING MODIFICATIONS

Item 6B on your agenda is a submittal from the Department of Beaches and Harbors (DBH), seeking approval for improvements to the existing County owned and operated facility located on Lease Parcel 150, at 4601 Lincoln Boulevard.

Background

Parcel 150 is an approximately 0.5 acre property with three street frontages; Lincoln Boulevard, Bali Way, and Admiralty Way. The property is improved with an existing 1,242 square foot single-story building, 22 parking spaces, and is accessible via driveways on Lincoln Boulevard and Admiralty Way. The existing building was originally constructed in 1967 by Marina Federal Savings and Loan and the property was last occupied by Marina Physical Therapy. The lease expired in July 2006 and the County has been in possession of the property ever since.

DBH proposes to remodel the interior of the existing building to create office space for DBH staff relocating from the temporary office trailers at Parcel GG on Fiji Way. The project also includes exterior modifications to the existing building, as well as improvements to the parking lot and lighting.

Exterior Paint & Treatment

The building's sweeping standing-seam copper roof is currently painted a faded blue. DBH proposes to paint the roof a deeper blue to match the hue used on DBH facilities throughout Marina del Rey. The exterior walls of the building, columns and planters are painted off-white, with the ADA ramp railing painted a faded blue. The ramp railing would be replaced with clear anodized aluminum railing with horizontal steel cables. The colors proposed for the building are as follows:

Plaster Body, Soffits, Columns	Building Base, Planters, Plinths	Roof	Window Frames
DEC791 "Cloud"	DE6368 "Walrus"	DE5859 "The Blues"	Clear anodized aluminum finish with a grey tint.

Windows

The existing single pane glazing system throughout the building would be replaced with a new dual-glazed system matching the existing 12'-3" high window openings. The bottom 3'-6" panel of each window would be 1" opaque insulated spandrel glass with a grey-blue tint. The top 8'-9" panel of each window would be 1" insulated transparent vision glass with a grey-blue tint.

The existing entry doors on the south face of the building would be removed and would be replaced with glass doors matching the transparent grey-blue tint of the adjacent top window panels. The existing entry doors on the north face of the building would be removed and replaced with window units to match the adjacent windows.

Signage

The existing façade mounted sign boxes on the east, north, and south faces of the building would be removed. DBH proposes to add business identification signage in the form of white letter vinyl decals on the main entry's glass doors. The signage on the glass door on the right would include the DBH and County seals and read "COUNTY OF LOS ANGELES COMMUNITY & MARKETING SERVICES DIVISION" in 1-3/8" uppercase letters over "PERMIT SECTION" in 2-1/4" uppercase letters. The signage on the other glass door to the left would include the office's operating hours, a non-smoking symbol and an ADA access symbol over text that reads "NO SMOKING WITHIN 25 FEET OF BUILDING ENTRANCE." All type would be in Futura font.

Parking Lot

The 22-space parking lot will be resurfaced with asphalt and restriped. DBH would construct a new 18' long by 7'-8" wide trash enclosure near the southeast corner of the property. The enclosure would have 6' high concrete masonry walls and steel frame doors painted to match the building color.

Lighting

DBH proposes to replace the exterior lighting fixtures on the property with 12' or 14' pole mounted rectangular downward lit LED lights. Building mounted recessed light fixtures will be replaced with energy efficient units.

Landscaping

The existing landscape, which includes turf, flowers, low profile shrubs, and raised planters that border the building's perimeter, will not be changed.

STAFF REVIEW

DBH's proposed improvements would allow the relocation of staff from its trailer complex on Parcel GG on Fiji Way. Staff finds that the proposed project is consistent with the Local Coastal Program with regards to landscaping, parking, and site planning.

The Department recommends APPROVAL of DCB #15-009 as submitted.

GJ:CM:mmt



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Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

April 9, 2015

TO: Design Control Board

FROM: 
Gary Jones, Director

**SUBJECT: ITEM 6C – ADMINISTRATIVE SERVICES AND FACILITIES BUILDING
DCB #15-010 – CONSIDERATION OF CONCEPTUAL SITE DESIGN**

Item 6C on your agenda is a submittal from the Department of Beaches and Harbors (DBH), seeking conceptual approval for the design of a new County facility located on Lease Parcel 45, at 13535 Mindanao Way.

Background

Parcel 45 is approximately 1.88 acres in size and located along Mindanao Way. It is currently improved with the DBH Fiscal Building and a vacant building referred to as "The Cove". The Cove was originally built around 1970 as a restaurant. It has been in possession of the County since December 2007.

DBH proposes to demolish the single-story 9,981 square foot restaurant building and construct a new single-story 8,395 square foot building within the general footprint of the existing building. The new building would house staff that DBH plans to relocate from the temporary office trailers at Parcel GG on Fiji Way, including the Administrative Services Division, Human Resources Section, Parking Section, and the Facilities and Property Maintenance Division.

Conceptual Design

The proposed building is conceptualized as a glass pavilion in a green open space, which maximizes views to the harbor and blends seamlessly with the surrounding natural environment. The building would have continuous blue-tinted perimeter glazing, providing panoramic views of the harbor from inside of the building. Roof overhangs on all sides of the building would shield the exterior glazing from direct sunlight. The raised butterfly roof in the central area would maximize the amount of natural light received in the central lobby area and conference rooms. The building would be split into two wings which would allow full flexibility in future conversion of the building for a different use such as a community center or other park related uses as envisioned in the 2009 Burton W. Chace Park Master Plan.

Materials

The predominantly transparent exterior would consist of vision and spandrel glazing in different shades of blue, broken up by solid walls of varying sizes. The solid walls would be clad with artificial wood slats which are intended to resemble the material commonly

used on buildings located on piers. Exposed concrete with a board finish is proposed on low walls along the building perimeter to compliment the wood slat finish. Roof fascia and soffits would be clear anodized aluminum finish panels to accentuate the sweeping roof form and overhangs.

Promenade

The existing promenade that runs along the seawall to the north of the existing restaurant building is 10' wide and is currently being redeveloped through a separate permit, in conjunction with the adjacent anchorage project. After construction of the proposed facility, the area between the proposed building and the seawall would have a total setback of 16 feet. The promenade width in this area would increase from 10' to 13'-7" with the balance of the setback area improved with a planter. The additional 3'-7" width of the promenade would be finished in the same manner as the 10' wide portion of the promenade which is decorative pavers consisting of Orcotta colored Appian Stone set in an "I" pattern, with 75% of the pavers being rectangles, and 25% of the pavers being squares.

Landscaping

Landscaping is proposed on all sides of the building and the existing planter areas along Mindanao Way. Landscaping would have marina and coastal influences, and would include low maintenance California natives and drought-tolerant Mediterranean varieties. The irrigation system would be designed for water efficiency and would meet the local water conservation regulations.

Lighting

Site lighting would include new 14' high to 20' high pole-mounted light fixtures that would illuminate the building's parking lot and complement the proposed building's architectural design. The underside of the building's roof would be lit with linear pendant light fixtures. The building facades would be lit with in-ground light fixtures directed only towards the building facades and roof overhangs.

Access and Parking

A new pedestrian walkway from the sidewalk along Mindanao Way up to the main entrance of the building is proposed and would be defined with decorative colored or patterned pavers as described above. A small plaza-type space would be created near the building's main entrance. The parking lot would receive a new slurry seal and be restriped and upgraded for ADA access. While the parking configuration would change to accommodate the new pedestrian walkway, the existing 34 parking spaces for the proposed facility would be maintained.

STAFF REVIEW

The Cove building has been vacant for many years and currently looks dilapidated and dated. DBH's proposed redevelopment project will greatly improve the views of the site and harbor from Mindanao Way by introducing a new modern, attractive building that compliments and blends in with the surrounding marine environment. The proposed

plans would improve the site's overall pedestrian connectivity to the surrounding uses and also increase the width of the adjacent promenade, which would enhance the public's use and enjoyment of the waterfront. The design of the proposed building provides for conversion to a different use such as a park related community building when the Department vacates the building in the future.

Staff finds that the proposed project is consistent with the Local Coastal Program with regards to site planning, building height, architecture, landscaping, and parking.

The Applicant submitted the plan design and material details of the proposed project for conceptual review and approval only. Staff finds the proposed conceptual application sufficiently complete to proceed with the conceptual review procedure set forth in Section 22.46.1110.D1 of Title 22, Planning and Zoning.

The Department recommends APPROVAL IN CONCEPT of DCB #15-010 with the condition that the Applicant:

- 1) Return to the DCB for final design approval of the building exterior, landscaping, lighting and signage after Regional Planning Coastal Development Permit review; and,
- 2) Provide any requested material samples or design information necessary to complete the final design review.

GJ:CM:mmt



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April 9, 2015

TO: Design Control Board

FROM:  Gary Jones, Director

SUBJECT: ITEM 6D – MARINA BEACH – DCB #15-011 – CONCEPTUAL CONSIDERATION OF SHELTER, RESTROOM, AND PROMENADE IMPROVEMENTS

Item 6D on your agenda is a submittal from the Department of Beaches and Harbors (DBH), seeking approval for improvements to Marina Beach facilities and the promenade located on Parcels IR, HS, and GR, in the northwest corner of Marina del Rey.

Background

Marina Beach is a half-mile of sandy beach located at the end of Basin D. Public amenities at the beach include picnic shelters, tables, barbeque grills and restrooms. The picnic pavilions and restrooms were constructed in 1963, around the time that Marina del Rey's harbor development was nearing completion.

DBH is proposing to remove and replace the existing picnic shelters, barbeque grills, and built in seating, as well as resurface 1,600 feet of waterfront promenade adjacent to the beach. The restrooms would also be renovated, and their roof would be replaced with a more contemporary design.

Picnic Shelters / Pavilion

The site is currently developed with 5 picnic shelters, which follow the curvilinear path of the existing beachfront promenade. Each shelter features a vaulted roof design with multiple barrels, supported by wood beams and steel columns at a maximum height of 10'-7". DBH proposes to replace the pavilion with a more contemporary design. The proposed plans feature 11 new picnic shelters, placed in clusters of two or three within the footprint of the existing pavilion. The proposed shelters feature a modern, angular steel roof design, supported by vertical and angled clear anodized aluminum columns. This design is intended to "simulate sails in motion forming a playful and varied profile against the horizon." The new picnic shelters would have varying roof heights up to 13'-6" maximum. The proposed roof height is higher than the existing structure, but the new design would improve views to the beach from the corner of Admiralty Way and Via Marina, and the adjacent public parking lot.

Portions of the existing 50" high concrete block perimeter wall located adjacent to the existing picnic area would be removed and replaced with a clear anodized perforated metal screen to improve overall visibility. The remaining block wall portions would be plastered and painted in hues of blue.

The existing picnic pavilion provides shelter to 28 tables with built in seating and 28 barbeques that will all be replaced.

Restrooms

The proposed restroom building will contain ADA compliant restrooms for men and women, including a family restroom and storage room. The proposed design of the restroom "takes its cue from nautical shapes and sweeping forms in a welcoming 'pavilion like' structure." The building would feature concrete block walls plastered and painted in hues of blue, stainless steel fixtures and partitions, and perforated clear anodized aluminum screens throughout the structure to allow for natural ventilation.

The restrooms would be sheltered by a single pitched rectangular roof with an extended roof overhang over the north end of the structure. A circular hole in the roof overhang would allow for a palm tree to grow through the structure. Like the picnic shelters, the roof overhang is supported by vertical and angled clear anodized aluminum columns.

Promenade

The project also includes improvements to the existing promenade that extends south from Jamaica Bay Inn to the boundary between Parcels GR and 21. DBH proposes to remove the existing asphalt paving along the 12' wide by 1600' long promenade and replace it with colored decorative concrete pavers and sections of colored interlocking pavers. Existing chain link fencing along the south perimeter of the sea wall at Basin D would also be replaced with decorative stainless steel fencing. The final design details of the promenade and fencing have not been determined at this time and will be returning to the DCB at a later date for subsequent review.

Materials

All proposed material and color choices are influenced by the water and the surrounding marine environment. Cladding of the new exterior structures, walls and existing concrete block walls consists of fiber cement in hues of blues, whites and grays, painted plaster, stainless steel, and expanded metals.

Landscaping

New landscaping would be employed along the edge of the promenade in the form of raised seat wall planters to aid in water retention as well as viewing of the marina. The landscape utilizes planting that will include both native California species as well as drought tolerant Mediterranean varieties including mature palm trees. The landscape would be low maintenance and sustainable, while aesthetically unique to its coastal influences.

Lighting

In-ground and strip LED lighting would be employed to add depth, character, safety and interest to the picnic pavilion and restroom areas. New bollard lighting would be installed along the promenade's perimeter.

STAFF REVIEW

Marina Beach is located within walking or biking distance to many nearby residential communities (Oak Wood Gardens Apartments, Shores Apartments, Dolphin Marina Apartments, etc.) and hotels (Jamaica Bay Inn, Marina del Rey Marriott, Hilton Garden Inn, etc.) within Marina del Rey and neighboring City of Los Angeles. The beach is a popular Marina del Rey destination, frequented by hundreds of thousands of county residents and visiting patrons each year. Due to the beach's unique location within the harbor, there is no surf in the designated swimming area, making it a family-friendly destination.

DBH proposes to remove the aged facilities at the beach and replace them with a modern, attractive picnic pavilion and renovated restrooms that will complement the surrounding marine environment and improve the views and visibility of the beach and water from Via Marina and Admiralty Way. The proposed promenade improvements will help establish more pedestrian connectivity to the surrounding uses and also enhance the public's use and enjoyment of the waterfront.

The proposed project addresses public input received during the Marina del Rey Visioning process (Marina del Rey Vision Statement, September 2014) by fulfilling the long-term implementation action item that was identified in the document: *upgrade the infrastructure and facilities at Marina Beach*. The proposed improvements to the promenade are also in keeping with the document's recommendation to "*ensure a continuous pedestrian promenade along the waterfront where possible through the entire Marina.*"

Staff finds that the proposed project is consistent with the Local Coastal Program with regards to site planning, building height, architecture and landscaping.

DBH submitted the plan design and material details of the proposed project for conceptual review and approval only. Staff finds the proposed conceptual application sufficiently complete to proceed with the conceptual review procedure set forth in Section 22.46.1110.D1 of Title 22, Planning and Zoning.

The Department recommends APPROVAL IN CONCEPT of DCB #15-011 with the condition that the Applicant:

- 1) Return to the DCB for final design approval of the building exterior, landscaping, lighting and signage after Regional Planning Coastal Development Permit review; and,

- 2) Provide any requested material samples or design information necessary to complete the final design review.

GJ:CM:mmt



Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

April 9, 2015

TO: Design Control Board

FROM: 
Gary Jones, Director

SUBJECT: ITEM 7A – TEMPORARY PERMITS ISSUED BY THE DEPARTMENT

Item 7A on your agenda is an update on permits that have been issued by the Department of Beaches and Harbors (Department) for temporary banners, signs and/or canopies. Since the March 2015 report, two temporary permits were issued by the Department:

TP 15-005 County of Los Angeles Community & Marketing Services Division, Parcel 49M. To place two temporary 3' high by 6' long banners in front of the Visitor Center at the intersection of Admiralty Way and Mindanao Way. The banners are promoting the Marina del Rey's 50th Birthday Bash and LA's MarinaFest events. The signs were permitted through April 13, 2015. The events take place April 10 - 12.

TP 15-006 Supporting Our Servicemen, Parcel 49M. To place one temporary 3' high by 6' long banner at Lot 4 facing Mindanao Way to promote the Race Around the Marina event. The sign is permitted from April 21 through June 21, 2015. The event takes place on June 20.

GJ:CM:mmt

Attachment (2)



Caring for Your Coast

Gary Jones
Acting Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

March 19, 2015

Ms. Catrina Love
Community & Marketing Services Division
4701 Admiralty Way
Marina del Rey, CA 90292

**Temporary Signs for Marina del Rey's 50th Birthday Bash and LA's MarinaFest
Event
(TP 15-005)**

Dear Ms. Love,

By means of this letter, the Community & Marketing Services Division is permitted to display two temporary banners for the "Marina del Rey's 50th Birthday Bash and LA's MarinaFest" event taking place in Marina del Rey from April 10 - 12, 2015.

The proposed banners will measure 3' tall by 6' wide and read:

Marina del Rey's / 50th Birthday Bash / & LA's MarinaFest Boat Show
April 10-12, 2015 / Friday – Sunday / Burton Chace Park
13650 Mindanao Way, Marina del Rey, CA 90292 / www.mdr50.com

The banners will be located in front of the Visitor Center at the intersection of Admiralty Way and Mindanao Way. The temporary banners are permitted from March 30, 2015 through April 13, 2015. Should you have any further questions, please contact me at (310) 578-0961.

Very truly yours,

GARY JONES, ACTING DIRECTOR

Maral Tashjian
Planning Division

GJ:MT





Caring for Your Coast

Gary Jones
Acting Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

March 26, 2015

Mr. Monte Cook
Supporting Our Servicemen
14120 Tahiti Way, Unit A112
Marina del Rey, CA 90292

**Temporary Sign for Race Around the Marina Event
(TP 15-006)**

Dear Mr. Cook,

By means of this letter, Supporting Our Servicemen (SOS) are permitted the following temporary signage for the Race Around the Marina event taking place in Marina del Rey harbor on June 20, 2015 as follows:

- One (1) vinyl banner measuring 3' wide by 6' long to be affixed to the chain link fence of Lot 4 (Parcel 49M) facing Mindanao Way. The banner will read "Race Around the Marina 2015 / Benefitting our Veterans / Sign up at www.PaddleGuru.com / www.supportingourservicemen.org / More info at www.RaceAroundTheMarina.us."

The temporary banner is permitted from April 21 through June 20, 2015. The banner must be removed by noon on June 21, 2015. Failure to remove the banner by this time will result in its removal and storage by the County of Los Angeles at your expense. Should you have any further questions, please contact me at (310) 578-0961.

Very truly yours,

GARY JONES, ACTING DIRECTOR

Maral Tashjian
Planning Division

GJ:MT





Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

April 9, 2015

TO: Design Control Board

FROM:  Gary Jones, Director

SUBJECT: **ITEM 7B - ONGOING ACTIVITIES REPORT**

BOARD ACTIONS ON ITEMS RELATING TO MARINA DEL REY

On March 24, 2015, the Board of Supervisors (BOS) approved the Amended and Restated Lease Agreement with Mariners Bay Company (Lessee) to extend the term of its existing ground lease on Parcel 28 by 39 years.

On April 7, 2015, the BOS approved the Marina del Rey Absorbent Pad Exchange Program (Program), and authorized the Director of Beaches and Harbors (DBH) to enter into a memorandum of understanding with the Bay Foundation to provide motor oil absorbent pads to MdR boaters, in an effort to help improve water quality in the Marina. The Bay Foundation has proposed to provide the pads to DBH free of charge, for a period of one year.

REGIONAL PLANNING COMMISSION'S CALENDAR

On March 25, 2015, the Regional Planning Commission held a hearing and approved a Coastal Development Permit for the BoatYard project on Parcel 53. The applicant proposed to repair and replace pavement, provide a new public walkway adjacent to Fiji Way, replace two existing boater restrooms with new restrooms located in a single structure, and add new garages for boater parking and storage.

CALIFORNIA COASTAL COMMISSION CALENDAR

No items pertinent to Marina del Rey were discussed at the March 2015 Coastal Commission meeting, and no items are scheduled for the April 2015 meeting.

FUTURE MAJOR DCB ITEMS

No major items are currently scheduled for a future DCB meeting.

SMALL CRAFT HARBOR COMMISSION MINUTES

The March 2015 minutes are pending approval.

MARINA DESIGN GUIDELINES UPDATE

Staff continues to work on the Marina del Rey Design Guidelines.

REDEVELOPMENT PROJECT STATUS REPORT

The updated Marina del Rey Redevelopment Projects Descriptions and Status of Regulatory/Proprietary Approvals report is attached.

VENICE PUMPING PLANT DUAL FORCE MAIN PROJECT UPDATE

On February 25, 2015, the Regional Planning Commission held a public hearing, and approved a Coastal Development Permit (CDP) for the portion of the Venice Dual-Force Main that is proposed within the County's jurisdiction. The Regional Planning Commission's approval of the CDP was not appealed to the Board of Supervisors. The City must now apply to the Coastal Commission for a CDP to cover the portion of the sewer line that goes underneath the main channel.

GJ:CM:mmt

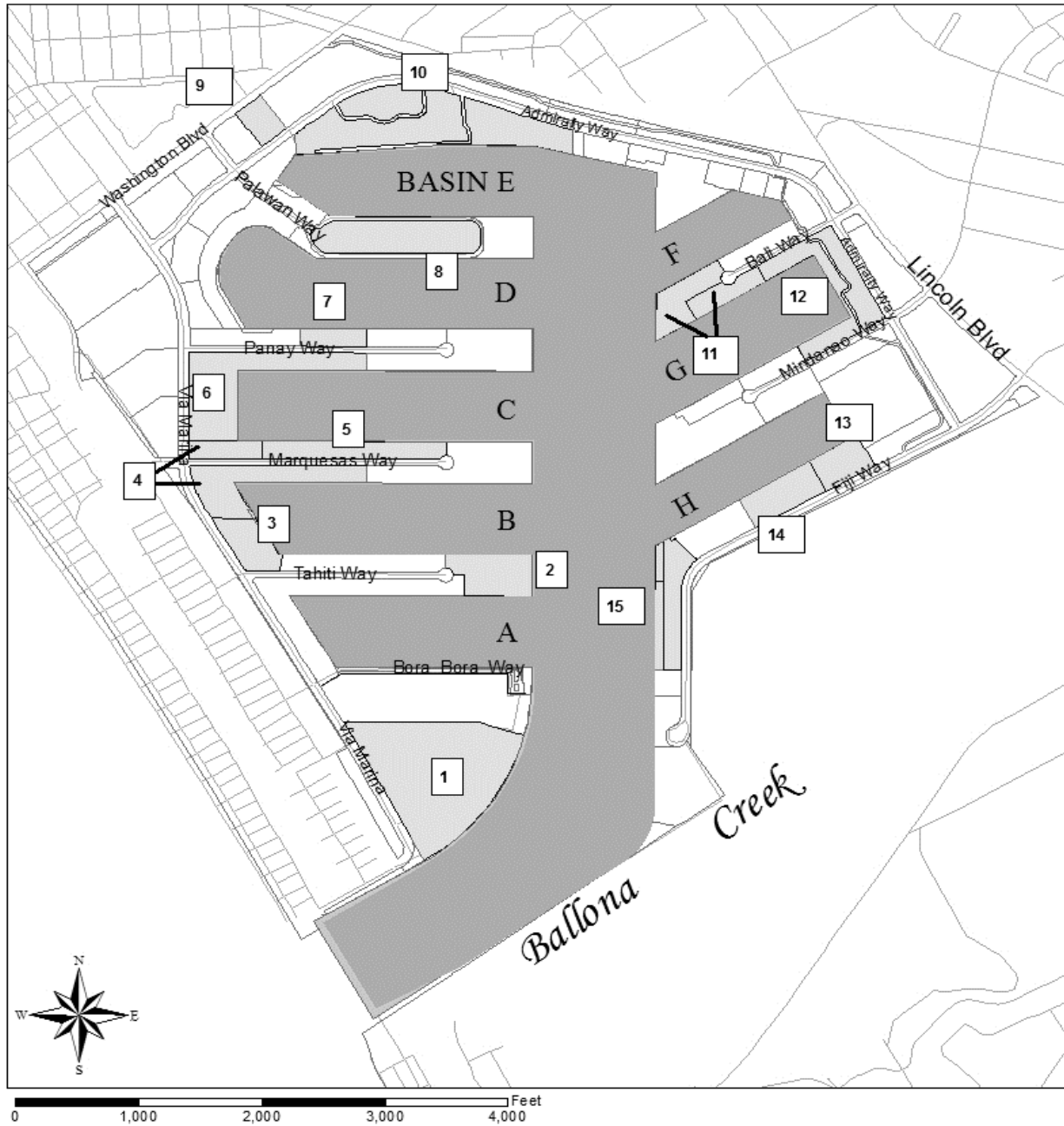
Attachments (2)

Marina del Rey Redevelopment Projects
Descriptions and Status of Regulatory/Proprietary Approvals
As of April 9, 2015

Map Key	Parcel No. -- Project Name/Lessee	Lessee Name/ Representative	Redevelopment Proposed	Massing and Parking	Status	Regulatory Matters
Seeking Approvals						
3	9 -- Proposed Hotel on northern portion of Parcel 9U, wetland park on southern portion.	Sam Hardage	* Revised project to be submitted as requested during 4/26/11 BOS hearing. Previously: 19-story, 225'-high, 288-room hotel (152 hotel rooms and 136 timeshare suites). *Now: Proposed dual building hotel, 6-story, 72'-high Marriott Residence Inn, and, 5-story, 61'-high Courtyard Marriott. *New promenade improvements, restaurants and amenities. * Wetland public park project (1.46 acres).	Massing -- Revised project will be resubmitted at a later date. Parking -- Parking plan will be resubmitted at a later date.	Regulatory -- DCB initial hearing May 2006, conceptual approval on June 2006. RPC filing on November 2006. RPC heard the item on 10/29/08. On 10/14/09, the RPC requested a DCB review for promenade improvements prior to returning on 2/3/10. DCB approval of promenade improvements on 12/17/09. RPC continued item on 2/3/10. RPC approval of Tentative Tract Map, CDP, CUP, Parking Permit, Variance and FEIR for landside on 3/10/10. RPC also approved the CDP for wetland park and Plot Plan for the docks on 3/10/10. The park and hotel projects were both appealed to BOS. On April 26, 2011, the BOS asked that a modified hotel design return to RPC and DCB for reconsideration. The appeal of the park project was denied by the BOS. The park was appealed to the CCC on 06/07/12. On 12/12/12 the CCC found that the appeal raised a substantial issue. The CCC then approved a revised project (permit A-5-MDR-12-161). The redesigned hotel returned to DCB in January 2014. On 1/15/14, a new dual building hotel design project obtained conceptual approval by DCB. Hotel project will return to RPC for final approval at a future date.	
4	10/14 (FF) -- Neptune Marina/ Legacy Partners	Tim O'Brien	* Demolish existing facilities and build 526 apartments * 161-slip marina + 7 end-ties * 28 foot-wide waterfront promenade * Replacement of public parking both on and off site	Massing -- Four 55' tall clustered 4-story residential buildings over parking with view corridor Parking -- 1,012 project required parking spaces to be provided (103 public parking spaces to be replaced off site)	Proprietary -- Term sheet action by BOS August 2004; lease documents approved by BOS August 2008. SCHC voted on 8/10/11 to support recommendation for renewal of option to extend the lease agreement. Regulatory -- DCB conceptual approval on June 2006. RPC filing on November 2006; Scoping meeting held on April 23, 2007. DCB approval of promenade improvements on 12/17/09. RPC certified EIR on 3/10/10 and recommended approval of Plan Amendment, CDP, CUP and Variance to BOS. LCP Amendments were included in the LCP map and text amendment which was approved by the BOS on 2/1/11; on April 26, 2011, the BOS indicated its intent to approve the project and recertified the EIR; Proposed marina replacement was included in the County's master waterside CDP application approved by the CCC on 11/3/11. LCP amendment also approved by CCC on 11/3/11 with modifications as suggested by Coastal staff. BOS accepted CCC changes to LCPA & CDP on 11/29/11. Effective certification of the amended LCP was granted by the CCC on 02/08/12; on 3/20/12 the BOS approved Counsel's final resolution on the LUP as certified by the CCC, the ordinance amendments to Title 22 took effect 4/19/12. Final approval of the project was granted by the BOS on 5/15/12. The project was appealed to the CCC on 06/07/12. On 7/12/12, the CCC found no substantial issue on the appeals. On January 21, 2015, the final project design was approved by the Design Control Board.	
5	13 -- Villa del Mar	David Canzoneri	* Complete leasehold refurbishment of 198 apartments * Existing 209-slip anchorage will be renovated commencing no later than 2029 * Improved pedestrian promenade and public amenities will be renovated.	Massing -- Four existing buildings up to 3 stories high Parking -- Existing open air parking and parking structure will be renovated. Total parking provided on site is 572 spaces.	Proprietary -- The Lessee initialed the term sheet 6/1/12. On 8/1/12, the Board provided instruction to proceed with negotiations for an option agreement and revised lease document based on a term sheet initialed by lessee. At the 1/8/14 meeting, the SCHC endorsed DBH's recommendation to adopt the MND and grant an option and extension of the lease term, which was heard and approved by the Board on 2/4/14. Construction commenced on December 8, 2014. Completion of construction is currently anticipated in December 2016. Regulatory -- DCB conceptual approval obtained on 8/21/13. MND public review period from 12/19/13 through 1/20/14. On 2/4/14, the BOS adopted MND. On 6/18/14, the DCB approved the final design of the renovation project.	
6	15 -- AMLI Residential	Jason Armison	* Demolish existing facilities and build 585 apartments * New 8,000 s.f. commercial space * New 241 boat slip marina * New 1,271-parking space garage	Massing -- Six buildings up to 5 stories and 70' high Parking -- All parking to be provided on site within new 1,271-space parking garage.	Proprietary -- The Board of Supervisors approved the assignment of the lease on December 17, 2013. The sale/assignment closed on 1/30/14. Construction commenced on July 1, 2014, and anticipated completion date is July 1, 2018. Regulatory -- DCB conceptual approval on 2/17/00. On 12/6/00 project obtained CDP/CUP/Parking Permit/Variance No. 98-134 from DRP. On 2/13/01 CCC determined that appeal failed to raise substantial issue. On 10/9/01 the CCC issued permit No. 5-01-0143 for 241-slip marina. Original DCB approval on 2/21/02 and 3/21/02. On 2/19/14, DCB approved final redesign of project. On June 30, 2014, demolition of the site commenced.	
7	21 -- Holiday Harbor Courts/ Goldrich & Kest Industries	Jona Goldrich/ Frank Hickman	* 5-story, 29,300 square-foot mixed-use building (health club, yacht club, retail, marine office) * 92-slip marina * 28 foot-wide waterfront promenade and pedestrian plaza	Massing -- One 56' tall commercial building with view corridor/community park Parking -- A Six-level parking structure (447 spaces) to contain: all project required parking, 94 (replacement for OT) spaces and Parcel 20 boater parking	Proprietary -- Lease option documents approved by BOS July 2008. Approval of Renewal of Lease Option Agreement for up to a 66-month extension approved by BOS on 10/4/11. Lessee has extended its option (2 years) for which Lessee has paid \$30,000 under the terms of the option agreement. Regulatory -- DCB conceptual approval on August 2005. RPC filing September 2006. DCB approval of promenade on 2/17/10. RPC certified EIR and approved CDP, CUP, and Parking Permit on 4/28/10. Appeal to BOS filed 5/12/10. On April 26, 2011, the BOS approved the project and certified the EIR. Proposed marina replacement was included in the County's master waterside CDP application approved by the CCC on 11/3/11. On 12/8/11, the CCC denied the appeal of the BOS 10/17/11 determination and the approval was final. Final DCB approval granted on 4/18/12. Demolition began on February 10, 2014.	
8	28 -- Mariners Bay	Cathleen Hayes	* Complete leasehold refurbishment of 379 apartments * New bicycle depot for public use * Improvements to existing promenade and dock gates and public amenities * Replacement of existing docks within 6 months of completed of landside renovation	Massing -- Seven buildings up to 3 stories high Parking -- Existing subterranean parking structure contains 947 parking spaces.	Proprietary -- The lessee initialed a term sheet in August 2013. The MND for the project was adopted by the BOS at the March 24, 2015 meeting. Regulatory -- DCB conceptual approval obtained on 11/20/13.	
12	44 - Pier 44/Pacific Marina Venture	Michael Pashaie/ David Taban	* Build 5 new visitor serving commercial and dry storage buildings * 91,760 s.f. visitor serving commercial space * 141 slips + 5 end ties and 57 dry storage spaces	Massing -- Four new visitor-serving commercial buildings, maximum 36' tall and one dry stack storage building, 65' tall. 771.5 lineal feet view corridor proposed Parking -- 381 at grade parking spaces will be provided with shared parking agreement (402 parking spaces are required)	Proprietary -- The lessee initialed a term sheet in May 2013. Regulatory -- Initial DCB review during the October 2008 meeting, but project will be revised. Proposed marina replacement was included in the County's master waterside CDP application approved by the CCC on 11/3/11. Conceptual project approved by DCB on 7/16/13. DEIR filed with DRP in March 2014. The Notice of Completion and Availability for the DEIR was released on February 13, 2015. The public review period for the DEIR will last from February 13, 2015 to March 31, 2015. A hearing for the purpose of taking public testimony is scheduled before the Los Angeles County Hearing Examiner for March 4, 2015.	Shared Parking Agreement No Variance proposed
13	52 -- Boat Central/ Pacific Marina Development	Jeff Pence	* 345-vessel dry stack storage facility * 30-vessel mast up storage space * 5,300 s.f. County Boatwright facility	Massing -- 81.5' high boat storage building partially over water and parking with view corridor Parking -- All parking required of the project to be located on site	Proprietary -- Term sheet action by BOS on July 2006; Option to lease approved by SCHC March 2007 and by BOS May 2007. BOS granted extension and modification of Option on 11/10/09. Lease Option Agreement and extension for 6 months approved on 5/14/13. An extension to the Option was approved at the 11/12/13 BOS meeting. Regulatory -- DCB review continued on March 2007, project denied on May 2007. DRP application filed December 2008. Proposed marina replacement was included in the County's master waterside CDP application approved by the CCC on 11/3/11. LCP map and text amendment also approved by CCC on 11/3/11 with modifications as suggested by Coastal staff. BOS accepted CCC changes to LCPA & CDP on 11/29/11. Final amendment report was provided to CCC in February 2012. Public review of DEIR from 1/5/12 to 3/5/12 and public hearing for testimony on DEIR only was scheduled for 2/8/12 in Chace Park, MdR; on 3/20/12 the BOS approved Counsel's final resolution on the LUP as suggested by the CCC, the ordinance amendments to Title 22 took effect 4/19/12. Project was approved by RPC on 4/24/13. A CDP for the waterside portion of the project was filed with the Coastal Commission in May of 2014. The waterside portion of the project was approved by the Coastal Commission on January 9, 2015.	Variance for reduced setbacks and Architectural Guidelines requiring that structures beat least 15 ft. from bulkhead
14	53 -- The Boatyard	Greg Schem	* New 921 s.f. ADA Restroom * New 3,916 s.f. carport with 14 garage spaces and boater storage. * Leasehold refurbishment, including new landscaping, hardscape, and waterside walkway.	Massing -- One 38' tall commercial warehouse building and 15' tall office buildings. New carport storage and office buildings will be 15' tall. Parking -- Parking proposed is 147 spaces. The code requires 134 spaces for this use.	Proprietary -- On 11/6/ 2012 the Lessee initialed a term sheet for an extension of the leasehold. Regulatory -- DCB conceptual approval obtained on 8/21/13. The Regional Planning Commission approved the project CDP and adopted the MND at the March 25, 2015 hearing.	
15	55/56/W -- Fisherman's Village/ Gold Coast	Michael Pashaie/ David Taban	* 132-room hotel * 65,700 square foot restaurant/retail space * 30-slip new marina * 28 foot-wide waterfront promenade	Massing -- Nine mixed use hotel/visitor-serving commercial/retail structures (8 1- and 2-story and 1 60'-tall hotel over ground floor retail/ restaurant), parking structure with view corridor Parking -- On-site parking includes all project required parking, parking for Parcel 61 lessee (Shanghai Reds)	Proprietary -- Lease extension Option approved by BOS December 2005. Option expired. Lessee reconfiguring project. Regulatory -- DCB review continued on May 2006, conceptual approval in July 2006. DRP application filed May 2007. Screen check DEIR in review. Lessee has indicated intent to submit a revised project. The Department of Regional Planning had considered a design concept, which would relocate the launch ramp to Fisherman's Village. In June 2014, Supervisor Knabe announced that moving the launch ramp would no longer be part of the visioning process.	Shared Parking Agreement Variance for reduced setbacks (side and waterfront)
1	113 -- Mariner's Village	Michael Sondermann	* Complete leasehold refurbishment of 981 apartments * Retail space increase from 2,070 s.f. to 9,000 s.f. * New 92-slip anchorage will be constructed * New 28 foot-wide pedestrian promenade and public amenities	Massing -- Thirty existing buildings varying from 1 to 4 stories high Parking -- Existing parking structure will be expanded. Parking required is 1,556 spaces and 1,931 spaces are proposed.	Proprietary -- A term sheet was initialed 9/23/2013 to create the economic terms of a lease extension. Regulatory -- EIR Scoping meeting held on 12/10/13. NOP for EIR public review from 11/19/13 through 12/19/13. On 3/26/14, DCB denied the conceptual design proposal and asked that the applicant return for review. A new EIR scoping meeting was held on 09/16/14 in Chace Park. The revised scope includes the environmental analysis for a CDP, to cover the removal of unoccupied nests, which occurred in November 2013.	
9	147 (OT) -- Oceana Retirement Facility/ Goldrich & Kest Industries	Jona Goldrich/ Sherman Gardner	* 5-story, 114-unit senior accommodation units plus ancillary uses * 3,500 square feet of retail space * Replacement of 92 public parking spaces on site * Public accessway from Washington to Admiralty	Massing -- One 5-story residential (senior) building over ground-floor retail and parking; 65' tall Parking -- On-site parking includes all required project parking, 92 public parking spaces (94 public parking spaces to be replaced off site near Marina Beach)	Proprietary -- Lease documents approved by BOS July 2008. Approval of Renewal of Lease Option Agreement for up to a 66-month extension approved by BOS on 10/4/11. Lessee has extended its option (2 years) for which Lessee has paid \$30,000 under the terms of the option agreement. Regulatory -- DCB conceptual approval on August 2005; RPC filing May 2006. DCB approval of pedestrian plaza on 2/17/10. RPC continued project on 10/21/09 to 12/16/09. RPC certified EIR 4/28/10 and recommended approval of Plan Amendment, CDP, CUP, and Parking Permit to BOS. Project was included in the LCP map and text amendment approved by the BOS on 2/1/11; On 4/26/11, the BOS approved the project and certified the EIR; LCP map and text amendment approved by CCC on 11/3/11 with modifications as suggested by Coastal staff. BOS accepted CCC changes to LCPA & CDP on 11/29/11. Final amendment report was provided to CCC in February 2012; on 3/20/12 the BOS approved Counsel's final resolution on the LUP as suggested by the CCC, the ordinance amendments to Title 22 were effective 4/19/12. Final DCB approval on 4/18/12. The BOS approved the project on 06/12/12.	
Construction in Process						
2	7 -- Tahiti Marina/K. Hakim	Kamran Hakim	* Complete leasehold refurbishment; 149 apartments * Relocate landside boater facilities * 214 slips + 9 end ties will not be reconstructed at this time	Massing -- 3 stories, 36'-7" in height. Parking -- 465 spaces.	Proprietary -- BOS action on term sheet on 9/29/09. Regulatory -- The 30-day public review period of the MND was 3/15/10 through 4/14/10. BOS certified MND on 7/20/10. Site renovation approved in concept by DCB on 7/21/10. DRP Site Plan application filed on 9/13/10. Final DCB concept was approved as submitted without conditions on 12/15/10. DRP Site Plan application approved on 1/20/11. Construction started March 2012 and still on schedule to complete the project by the end of 2014. The project passed final inspection on November 18, 2014.	No Variance proposed
11	42/43 -- Marina del Rey Hotel/ IWF MDR Hotel	Dale Marquis	* Complete renovation of existing 154-room hotel and new 277-slip marina.	Massing -- One 36' tall hotel building Parking -- 372 Parking spaces	Proprietary -- Term sheets initialed; Parcel 42 on 9/7/09 and Parcel 43 on 8/31/09. On 5/17/11 BOS approved Option to bifurcate Parcels 42 and 43 into separate leaseholds, expand Parcel 43 water premises, and extend lease for 39 years. On 8/29/13 BOS approved bifurcation of Parcels 42 and 43 into separate leaseholds, expand Parcel 43 water premises, and extend lease for 39 years at Parcel 42. Parcel 43 lessee has extended the option agreement for six months to have enough time to procure building permits from DPW. Regulatory -- MND public review period ended 12/20/10. SCHC reviewed MND and Option on 3/9/11. BOS certified MND on 5/17/11. Proposed marina replacement was included in the County's master waterside CDP application approved by the CCC on 11/3/11. Final DCB design was approved on 5/16/12. Parking permit approved by hearing officer on 7/3/12. Last day to appeal was 7/17/12. Renovation began August 2013 completion estimated December 2014. Dock replacement will be phased during a 5-year period beginning late 2014. The landside improvements will be complete in February 2015.	No Variance proposed. Parking Permit for reduced parking.
10	125 -- Marina City Club	Karen Seemann	* 282 slip marina will be reconstructed * Waterfront promenade of varying widths from 12 to 20 feet and fire access improvements with new pavers, railing, landscape, ADA restroom and pedestrian amenities.	Massing -- Expansion of existing boater restroom is proposed Parking -- Existing 361 shared parking spaces for boaters and guests will remain unchanged.	Proprietary -- Lease amendment adopted by BOS on 7/6/10. Regulatory -- DCB conceptual promenade design review approved on 11/17/10. DRP Site Plan Review application filed 10/26/10. Proposed marina replacement was included in the County's master waterside CDP application to CCC. CCC approved waterside master CDP for dock construction on 11/3/11. Final approval of promenade improvements granted by DCB on 3/16/11. Reconstruction of docks is anticipated from January 2013 through June 2014. Final promenade improvements approved by DCB on 8/21/13. On 4/2/14, RPC approved CDP to expand boaters' restroom and public promenade improvements. Restroom and promenade construction started on September 9, 2014. Completion of construction is anticipated in mid-May 2015.	



Project Status Report - Key Map





Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

April 9, 2015

TO: Design Control Board

FROM:  Gary Jones, Director

SUBJECT: **AGENDA ITEM 7C – MARINA DEL REY SPECIAL EVENTS**

BURTON CHACE PARK WALKING CLUB

Burton Chace Park ♦ Lobby ♦ 13650 Mindanao Way ♦ Marina del Rey
Tuesdays & Thursdays
10:30 a.m. – 11:30 a.m.

The Department of Beaches and Harbors is sponsoring a FREE one-hour walking club. Get your exercise while taking in the beautiful view of the Marina del Rey harbor. Please RSVP by calling (310) 305-9595.

For more information call (310) 305-9595

BURTON CHACE PARK FITNESS CLUB

Burton Chace Park ♦ Lobby ♦ 13650 Mindanao Way ♦ Marina del Rey
Wednesdays
5:15 p.m. – 6:15 p.m.

The Department is offering FREE outdoor group workout sessions. Come get in shape with an experienced instructor in beautiful Burton Chace Park. Ages 13 and up. Please RSVP by calling (310) 305-9595.

For more information call (310) 305-9595

MARINA DEL REY'S 50TH BIRTHDAY BASH & LA'S MARINAFEST BOAT SHOW

Burton Chace Park ♦ 13650 Mindanao Way ♦ Marina del Rey
Birthday Bash: April 10, 2015, 5:00 p.m. – 8:45 p.m.
MarinaFest: April 11 – 12, 2015, 11:00 a.m. – 5:00 p.m.

2015 marks the celebration of Marina del Rey's golden birthday. To honor this important milestone, the Department and community stakeholders are organizing Marina del Rey's 50th Birthday Bash and LA's MarinaFest Boat Show at Burton Chace Park April 10th – 12th. The celebration is free to the public and will include a live concert by Three Dog Night, a fireworks show over the harbor, an in-water boat show, tall ships, harbor cruises, family fun and much more.

For more information: Visit www.mdr50.com and www.marinadelreymarinafest.com

FISHERMAN'S VILLAGE WEEKEND CONCERT SERIES

13755 Fiji Way ♦ Marina del Rey

Sponsored by Pacific Ocean Management, LLC

All concerts are from 1:00 p.m. – 4:00 p.m.

Saturday, April 18th

Jimbo Ross & The Bodacious Blues Band, playing Rock and Blues

Sunday, April 19th

Susie Hanson Latin Band, playing Latin Jazz

Saturday, April 25th

Upstream, playing Reggae, Calypso, Soca and Steel Drums

Sunday, April 26th

2Azz1, playing Jazz Funk

For more information call Pacific Ocean Management at (310) 822-6866

SUNSET SERIES SAILBOAT RACES 2015

Marina del Rey

Wednesdays, April 15th – September 9th

5:30 p.m. – 8:00 p.m.

Spectators can enjoy these races from the comfort of one of the water-view restaurants on Wednesday evenings between 5:30 p.m. (sailboats leaving the harbor) and 8:00 p.m. (race finishes at California Yacht Club).

For more information call (310) 823-4567

MARINA DEL REY FARMERS' MARKET

Lot #11 ♦ 14101 Panay Way ♦ Marina del Rey
Beginning April 18th
Saturdays
9:00 a.m. – 2:00 p.m.

The Department, in collaboration with Southland Farmers' Markets Association, is offering the Marina del Rey Farmers' Market on Thursdays. The Marina del Rey Farmers' Market offers fresh, locally-grown organic and conventionally grown fruits and veggies. Also available are prepared and packaged foods, hand-crafted products and much more! Paid parking is available at beach parking lot #11 for 25 cents for every 10 minutes. **Please note, beginning April 18th, the Farmers' Market will no longer be held in parking lot #10, on the corner of Via Marina and Admiralty way. The market will now be held in parking lot #11, east of the Cheesecake Factory.**

For more information call the Marina del Rey Visitors Center at (310) 305-9545

BIRDWATCHING

Burton Chace Park ♦ Lobby ♦ 13650 Mindanao Way ♦ Marina del Rey
April 30 and June 25, 2015, 9:00 a.m. – 11:00 a.m.
May 28, 2015, 4:00 p.m. – 6:00 p.m.

The Department is sponsoring a FREE two-hour excursion through the Ballona Wetlands, with visits to sites of the Great Blue Heron and Black Crowned Night Heron. You will also get to visit the shoreline habitat to observe Sandpipers, Long-Billed Curlews, Willets, and Western Snowy Plovers. Don't miss this chance to get acquainted with the lives of our feathered friends who are an integral part of our wonderfully diverse coastal ecosystem! Please bring water, snacks, binoculars, a hat, comfortable clothes and shoes with traction. This activity is geared for adults, but may be attended by children who do not need a car seat or stroller, if accompanied by an adult. Space is limited, so please pre-register by calling (310) 322-6951.

A County van is available to pick up participants ½ hour before the program start time:

- Dockweiler Youth Center Lobby: 12505 Vista del Mar, Los Angeles, CA 90245
- Dockweiler RV Park Office: 12001 Vista del Mar, Playa del Rey, CA 90293

For more information call (310) 322-6951

“BEACH EATS” GOURMET FOOD TRUCKS IN MARINA DEL RAY

Marina Beach ♦ 4101 Admiralty Way ♦ Marina del Rey
Thursdays, beginning April 30 – October 1, 2015
5:00 p.m. – 9:00 p.m.

The Department is sponsoring gourmet food trucks in Marina del Rey on Thursday evenings, beginning April 30th, offering delectable dishes plus a chance to picnic on the beach. The “Beach Eats” gourmet food truck events are held from 5 p.m. to 9 p.m. The assortment of trucks varies week to week. Paid parking is available at the beach parking lot #10 for 25 cents for every 10 minutes.

For more information call the Marina del Rey Visitors Center at (310) 305-9545

GJ:CM:mmt



Caring for Your Coast

Gary Jones
Director

Kerry Silverstrom
Chief Deputy

John Kelly
Deputy Director

Brock Ladewig
Deputy Director

April 9, 2015

TO: Design Control Board

FROM: 
Gary Jones, Director

SUBJECT: ITEM 8 – COMMEMORATION OF HISTORIC FIGURES AND EVENTS

The Board has indicated a desire to adjourn each meeting in 2015 in honor of a historic figure, place, or event, to celebrate the Marina's 50th Anniversary. The March meeting adjourned in honor of Marina del Rey's Yacht Clubs.

The historic figure chosen to be honored for the month of April is the late Fourth District County Supervisor, Burton W. Chace. Supervisor Chace was appointed to the Board of Supervisors on March 20, 1953 by Governor Earl Warren following the death of Raymond V. Darby. Following this appointment, Supervisor Chace was elected to the office in 1954, and re-elected in 1956, 1960, 1964 and 1968.

In his time as a County Supervisor, Chace spearheaded the development of the Marina del Rey small craft harbor. His long-standing faith in its potential and his work spearheading its development earned Chace recognition as "Father of the Marina".

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