



COUNTY OF LOS ANGELES
DEPARTMENT OF PARKS AND RECREATION

"Parks Make Life Better!"

Russ Guiney, Director

John Wicker, Chief Deputy Director

**NOTICE OF THE PREPARATION OF A
DRAFT ENVIRONMENTAL IMPACT REPORT
FOR THE EARVIN "MAGIC" JOHNSON PARK
MASTER PLAN PROJECT
and
SCOPING MEETING NOTICE**

To: All Interested Agencies, Organizations and Persons
From: The County of Los Angeles
Subject: Notice of Preparation of a Draft Environmental Impact Report *and* Scoping Meeting
Project Title: Earvin "Magic" Johnson Park Master Plan Project
Project Proponent: County of Los Angeles, Department of Parks and Recreation
Project Address: 905 East El Segundo Boulevard, Los Angeles 90059
Date of Notice: October 14, 2014

The County of Los Angeles ("County") will be the Lead Agency and will require the preparation of a Draft Environmental Impact Report (DEIR) for the Earvin "Magic" Johnson Park Master Plan Project (project). The County requests agencies' timely comments as to the scope and content of the DEIR related to the agencies' responsibilities. For all interested agencies, organizations and persons, this scoping notice allows you an early opportunity to consult on the project before preparation of the DEIR. Following preparation of the DEIR, there will be a separate notice for another opportunity to comment on the project and all the information contained in the DEIR.

The project description, the potential environmental effects anticipated to be studied in the DEIR, and the environmental factors not potentially affected that would not be addressed in the DEIR are summarized below.

Also included below is information about the Scoping Meeting that will be held to solicit input regarding the content of the DEIR. The meeting will be held on Saturday, November 1, 2014, from 10 AM to 12 PM at Athens Park Gymnasium. The Scoping Meeting will be in an open house format. No decisions about the project will be made at the Scoping Meeting.

PROJECT LOCATION: The project site is located in Willowbrook, a large urbanized community within unincorporated Los Angeles County, California, south of the Watts community and north of the City of Compton. (See attached Project Location Map)

Regional access to the project site is provided by Interstate 105 (I-105) approximately ¼ mile to the north and Interstate 110 (I-110) approximately 1 ¼ mile to the west. The I-105, which runs in the east-west direction, north of the project site, connects with the I-110, which runs north-south. The project site is generally bound by 120th Street to the north, Avalon Boulevard to the west, El Segundo Boulevard to the south and Clovis Avenue to the east.

The project site includes the existing Earvin “Magic” Johnson Recreation Area and the adjacent area once occupied by the Ujima Village Housing development. The project site includes approximately 104 acres of existing park land with amenities including restrooms, picnic shelters, soccer fields, fitness course, lakes, children’s play area, barbecues, drinking fountains, security lighting, and on-site lighted parking. The Ujima Village property adds an approximate 16 acres, for a total proposed project site acreage of approximately 120 acres.

PROPOSED PROJECT DESCRIPTION: Please see the attached Conceptual Site Plan. The proposed project consists of the following primary components:

Water Features

The entire project is proposed to be focused around water and water features. The largest proposed water feature is the lake. The general configuration of the existing north lake would be maintained while the existing south lake would be repurposed into a usable living water feature. The southern portion of the lake would include a linear reflecting pool and children’s water play area including a splash pad. The central portion of the lake is proposed to be utilized for model boating and community gatherings. This area would also feature artistic bridges traversing the lake to provide both access and beauty. Moving north, water and landscape would work together to collect and clean the water through a series of filtration ponds and wetlands. The northern portion of the lake is envisioned to be utilized in a more active manner, and could include activities such as fishing and paddle boating. A promenade is also proposed at the north end of the park which would enhance the water edge.

Walking Trails and Exercise Amenities

The walking path network will be enhanced as health and exercise is one of the main focuses of the proposed park master plan. The main path will go around the lake and the extensive path system will bring the user through the different landscapes and experiences from the urban to the natural. Exercise circuit courses are proposed to be located adjacent to the walking trails to provide increased fitness opportunities.

Sports Complex and Gymnasium

In the southeast corner of the park, a sports complex with a gym and 3,000 person stadium with a synthetic multipurpose athletic field and synthetic community walking track is proposed. Adjacent will be 3 synthetic multi-purpose athletic fields. Additionally, three basketball courts and a skate park next to the gym are proposed.

Circulation and Parking

The main access to the park would be off of El Segundo Boulevard. Near this entrance, a grand civic entry and formal reflecting pool are proposed, flanked by an enhanced streetscape plan for the El Segundo Boulevard frontage. Park entrance signs are also proposed off of 120th Street on the north end of the park. A vehicular drive is proposed that would connect the El Segundo Boulevard to East 120th Street on the north end. This drive can be closed off for events and to prevent short cuts and "cruising."

A total of seven parking lots are proposed throughout the park. The main parking lot would be located in the center of the park, along the main vehicular drive. This parking lot is proposed to be an eco-parking lot, with bioswales, permeable paving, and photovoltaic panels that would provide shade and energy to the park.

Equestrian Center and Equestrian Trails

An equestrian center is proposed on the west side of the park, along Avalon Boulevard. The equestrian center would provide programs and events along with connection to the off-site equestrian trail system. An equestrian trail is also proposed along the perimeter of the park.

Children's Play Areas Four children's play areas are proposed throughout the park. These play areas would include playground facilities, shade structures, and open play areas.

Security and Safety

A total of five restroom buildings are proposed throughout the park. In addition, new and enhanced lighting would be provided throughout the entire park site to increase visibility and safety. The park would be staffed with security personnel that would monitor the park during operating hours. The security personnel may be located in a separate building within the park.

Community Center

The community center is envisioned to be the center of the park. This area could include amenities such as, a flower conservatory, rose garden, wedding pavilion, and a potential area for farmers markets and craft fairs. In addition, a 1,500 seat outdoor amphitheater is proposed in this area.

South Agency Headquarters

The existing Department of Parks and Recreation-South Agency Headquarters is proposed to be located along the eastern edge of the park, adjacent to the sports complex. The South Agency Headquarters facility would include offices, warehouse storage, and equipment storage uses.

ENVIRONMENTAL FACTORS POTENTIALLY AFFECTED: The County has determined that the proposed project will require the preparation of an EIR. Where potentially significant environmental impacts are identified, the EIR will also discuss mitigation measures that may make it possible to avoid or reduce significant land use impacts, as appropriate. The analysis in the EIR will include the following specific categories of environmental impacts and concerns related to the proposed project:

Aesthetics: The EIR will describe the existing site conditions and surrounding aesthetic resources. The EIR will analyze if implementation of the proposed project will impact existing aesthetic resources during both construction and/or operation of the proposed project.

Air Quality: The EIR will describe the existing air quality conditions in the area and will evaluate the project's potential air quality impacts consistent with SCAQMD methodology. Short-term air quality impacts associated with construction will also be addressed.

Biological Resources: The EIR will describe the existing biological conditions within the project area, and potential impacts of the proposed project on vegetation and wildlife, including special status species. The EIR will evaluate the likelihood of any significant biological impacts.

Cultural Resources: The EIR will address potential impacts to historic structures, archaeological and paleontological resources.

Geology and Soils: The EIR will assess soil and geologic conditions of the project area and address seismic hazards, including the potential for liquefaction, ground-shaking, and soil erosion.

Greenhouse Gas Emissions: The EIR will examine the potential for the project to result in global climate change impacts and will discuss the measures included in the project to minimize impacts and reduce greenhouse gas emissions.

Hazards and Hazardous Materials: The EIR will include a description of the potential hazards on the site and the health and safety effects of development of the proposed project.

Hydrology and Water Quality: The EIR will discuss the drainage conditions in the project area and the potential for flooding on the project site. Water quality impacts and conformance with the Regional Water Quality Control Board requirements will be addressed.

Land Use and Planning: The EIR will discuss whether the proposed project is consistent with existing land use regulations. Additionally, the EIR will discuss the proposed project changes to the original State Park which was later transferred to the County.

Noise: The EIR will include a discussion of noise impacts on the project resulting from nearby noise sources. A noise analysis will identify the existing setting and the noise levels associated with the project and project traffic. The noise analysis will determine whether the ambient noise levels at the site are compatible with the proposed residential land uses. The EIR will address the project's potential noise impacts on the adjacent land uses as well as noise impacts on the project's future uses from nearby land uses. Conformance to the County's noise guidelines will be analyzed. Potential impacts resulting from construction noise will also be addressed.

Transportation and Traffic: The traffic analysis prepared for the EIR will describe the existing roadway conditions, circulation patterns, and other elements of the transportation system in and around the site, including the local streets and intersections and regional facilities. A transportation modeling analysis will be prepared in order to evaluate the short-term

(construction) and long-term (operational) impacts of the proposed project on the overall transportation network. The project's compliance with adopted policies, plans, and programs supporting alternative modes of transportation will also be discussed.

Public Services and Utilities: The EIR will discuss the ability of existing infrastructure in the project area, such as sanitary sewer, storm drains, water supply, and solid waste, to serve the project site. The EIR will also discuss the availability of the existing water supply to provide for the future development of the site. Additionally, the EIR will discuss impacts to local public services (police, fire and recreation services).

Alternatives to the Project: The EIR will identify and evaluate project alternatives that might reasonably be assumed to reduce project impacts, especially significant impacts. Analysis of a "No Project" alternative is required by law. Other alternatives that may be discussed could include a reduced scale scenario (either reduced development intensities and/or a smaller project area), alternative land uses (development of the site with a land use other than the proposed recreational density. The EIR will identify the degree to which each alternative might reduce one or more of the project's impacts, whether or not the alternative could result in other or increased impacts, the viability of the alternative, and the degree to which the alternative is consistent with the project's goals and objectives.

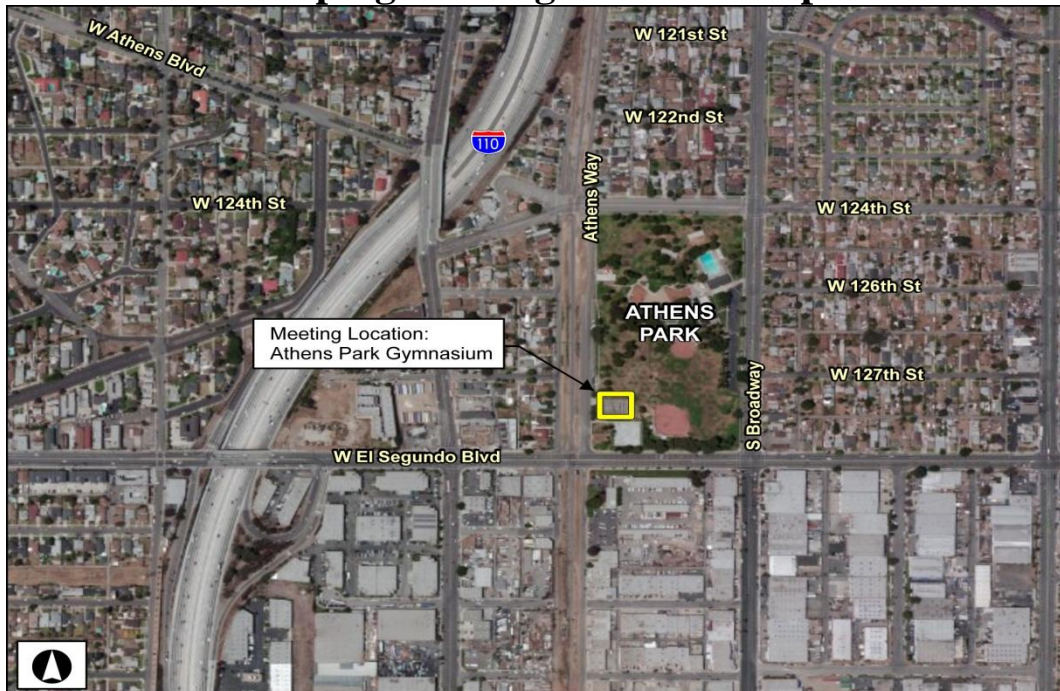
Cumulative Impacts: The EIR will include a discussion of the potentially significant cumulative impacts of the project when considered with other past, present, and reasonably foreseeable future projects in the area.

Other Required Sections: The EIR will also include other information typically required for an EIR. These other sections include the following: 1) Growth Inducing Impacts; 2) Significant, Unavoidable Impacts; 3) Significant Irreversible Environmental Changes; 4) References; and 5) EIR Authors. Relevant technical reports will be provided in a technical appendix.

SCOPING MEETING DATE AND LOCATION: A Scoping Meeting will be held on Saturday, November 1, 2014 from 10 AM to 12 PM at Athens Park Gymnasium. The purpose of the Scoping Meeting is to solicit agency and other early comments regarding issues to be addressed in the Draft EIR. The Scoping Meeting will provide information regarding the project and anticipated scope of analyses to be contained in the Draft EIR. Attendance at the Scoping Meeting is not required.

DATE:	Saturday, November 1, 2014
TIME:	10AM-12PM
LOCATION:	Athens Park Gymnasium 12603 Broadway Los Angeles, CA 90059

Scoping Meeting Location Map



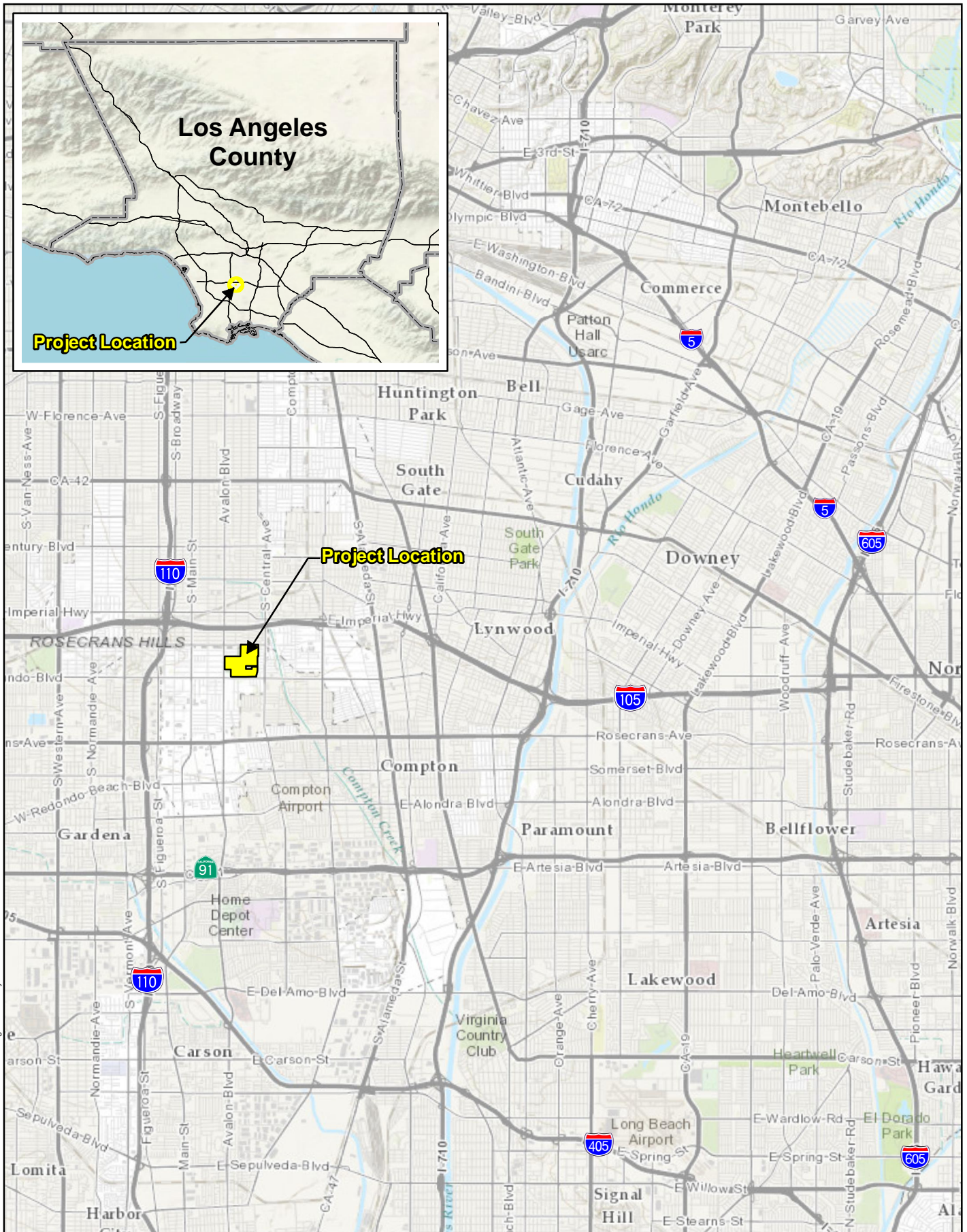
SCOPING COMMENTS: Written comments on the scope of the Draft EIR may be submitted at the Scoping Meeting or at any time by email, U.S. Mail or fax during the 30-day scoping period which is from October 14 to November 12, 2014. Scoping comments must be submitted in writing November 12, 2014, to be timely scoping comments for consideration in preparation of the Draft EIR.

Please send your comments by email, U.S. Mail or fax to:

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Planning Division, Land Management and Compliance
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This Notice of Preparation is also online
at: <http://parks.lacounty.gov/wps/portal/dpr/Newsroom/EnvironmentalDocuments/>









Attachments:
Project Location Map
Conceptual Site Plan



EARVIN 'MAGIC' JOHNSON PARK MASTER PLAN
NOTICE OF PREPARATION

Project Location Map

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-  Picnic
-  Restrooms
-  Play Area
-  Information Kiosk
-  Pedestrian Path
-  Equestrian Path
-  Skate Park
-  Exercise Station



EARVIN 'MAGIC' JOHNSON PARK MASTER PLAN
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Conceptual Site Plan

