

Long Beach Community College District

NOTICE OF PREPARATION

TO: Agencies, Organizations and Interested Parties

SUBJECT: Notice of Preparation of a Draft Supplemental Environmental Impact Report in Compliance with Title 14, Section 15082(a), 15103, and 15375 of the California Code of Regulations

The Long Beach Community College District (LBCCD) is the Lead Agency under the California Environmental Quality Act (CEQA) in the preparation of the Supplemental Environmental Impact Report (SEIR) for the project identified below. The Lead Agency has prepared this Notice of Preparation (NOP) for the SEIR in order to provide the widest exposure and opportunity for input from public agencies, stakeholders, organizations, and individuals on the scope of the environmental analysis addressing the potential effects of the proposed project.

PROJECT TITLE: 2020 Unified Master Plan Pacific Coast Campus (PCC) Improvements

AGENCIES: LBCCD requests your agency's views on the scope and content of the environmental information relevant to your agency's statutory responsibilities in connection with the proposed project, in accordance with California Code of Regulations, Title 14, Section 15082(b).

ORGANIZATIONS AND INTERESTED PARTIES: LBCCD requests your comments and concerns regarding the environmental issues associated with construction and operation of the proposed project.

PROJECT LOCATION: The Project site (LBCC PCC) is approximately 6 miles west of the Interstate 605 (San Gabriel River Freeway), 1.8 miles east of the Interstate 710 (Long Beach Freeway), and 1.4 miles south of the Interstate 405 (San Diego Freeway) and the Long Beach Municipal Airport (LBMA). LBCC PCC is located at 1305 East PCH in the City of Long Beach, California. The City of Long Beach is located in the southwest portion of Los Angeles County adjacent to the northern border of Orange County. The PCC is bound by Walnut Avenue on the east; the Mary Butler School and 20th Street on the north; Orange Avenue on the west; and PCH on the south.

PROJECT DESCRIPTION: The 2020 Unified Master Plan provides a prioritized program of work incorporating the 2004 PCC Master Plan and the space and building needs identified to the year 2020. After the reduction of the eliminated or reduced Master Plan improvements, the LBCC 2020 Unified Master Plan PCC improvements would result in an estimated decrease from the 2004 PCC Master Plan of 39,826 sq. ft. of building renovation, 65,572 sq. ft. of new building construction, and an increase in removal of 12,052 sq. ft.

The following descriptions identify specific improvements recommended for the 2020 Unified Master Plan PCC Improvements which were not part of the 2004 Master Plan.

- Building CC, Fitness Center will be expanded by 5,100 asf.
- Buildings QQ and RR will be removed and replaced with a new 22,000 asf building.
- New Building 1 will be constructed adjacent to Building MM to the southwest. It will consist of 24,500 asf and will support the General Academic Programs.
- LBCCD will acquire 32,400 sq. ft. of land adjacent to the PCC at the NW corner of Walnut Avenue and PCH.
- Two new campus vehicle drop off zones will be added in front of Building CC and between the Library and Parking Structure. Ray Avenue is proposed to include a dedicated service lane for electrical and small campus motorized maintenance vehicles. A new service lane is proposed to be located on the north side of Buildings G for access
- An electronic information sign will be installed adjacent to Pacific Coast Highway near the corner of Pacific Coast Highway and Orange Avenue. This sign will be approximately 26 feet tall and 9 feet wide.
- PCC buildings will be studied for possible Solar Photovoltaic systems. First system will be placed on the roof of the addition to Building MM. Others may be added if appropriate rooftops are identified.

POTENTIAL ENVIRONMENTAL EFFECTS: LBCCD has prepared an Initial Study that describes the potential environmental effects of the proposed project. Based on the conclusions of the Initial Study, it has been determined that an SEIR is the appropriate level of environmental documentation. The SEIR will include the provision of alternatives.

PUBLIC REVIEW PERIOD: LBCCD has determined to make this NOP and Initial Study available for public review and comment pursuant to California Code of Regulations, Title 14, Section 15082(b). LBCCD will accept written comments for the NOP and Initial Study between September 11, 2009 and October 12, 2009.

RESPONSES AND COMMENTS: Please indicate a contact person for your agency or organization and send your comments to:

Luis Cruz, Senior Construction Manager
Bond Management Team
Long Beach Community College District
4901 E. Carson Street – G21
Long Beach, CA 90808

Your comments may also be sent by FAX to (562) 938-5076 or by email to lcruz.bmt@lbcc.edu and include “2020 Unified Master Plan PCC Improvements” in the subject line.

DOCUMENT AVAILABILITY: The Initial Study is available for public review during regular business hours at the locations listed below.

- LBCCD Bond Management Team office, LBCC LAC, 4901 E. Carson Street, Long Beach, California 90808
- PCC Learning Resource Center, Building L, LBCC PCC, 1305 East Pacific Coast Highway, Long Beach, California 90806
- Mark Twain Library located at 1325 E. Anaheim Street, Long Beach, California 90813.

In addition, the NOP/IS is available online at the LBCCD website (www.lbcc.edu).