

CEQA PROCESS

LBHS AQUATICS CENTER – TENNIS COURTS

Dwayne Mears
Principal



LAGUNA BEACH
UNIFIED SCHOOL DISTRICT



CEQA PROCESS OVERVIEW

The Rules



The Statute

- Public Resources Code 21000-211178

The Guidelines “CEQA Guidelines”

- Cal Code of Regulations, Title 14,
Section 15000 et seq.

The Courts

- On-going case law
- Sometimes contradictory

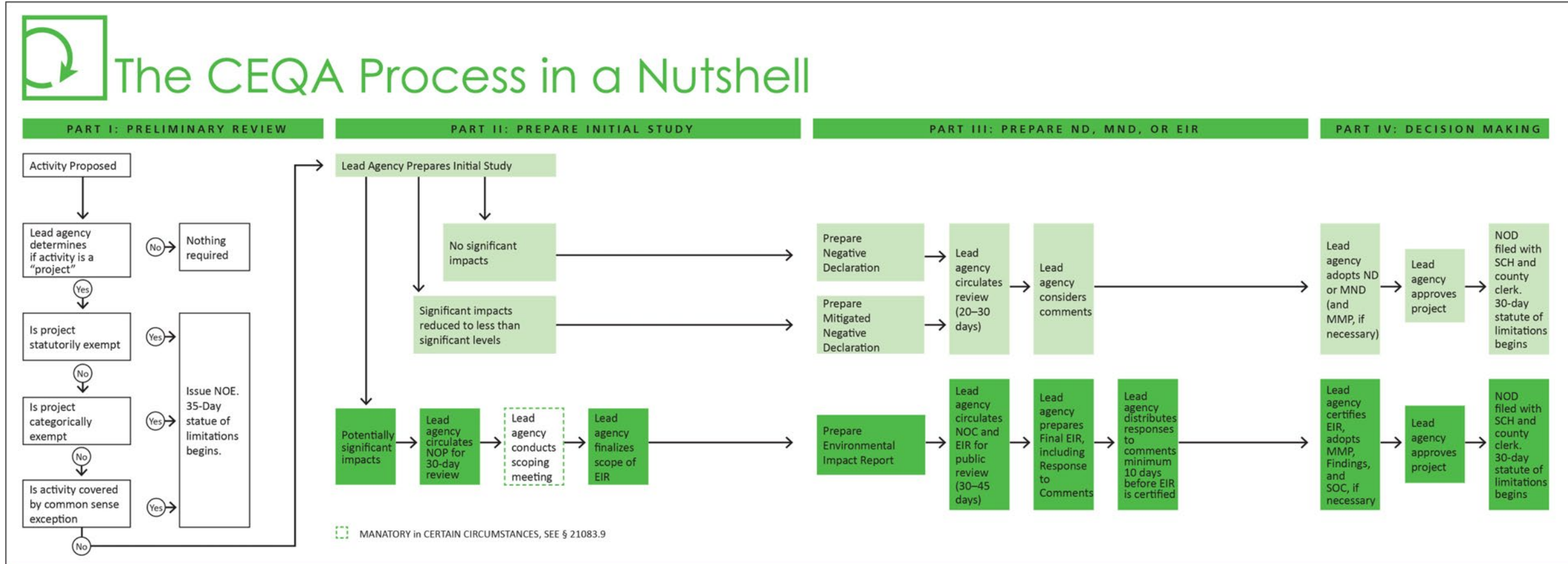
The Roles



CEQA in Four Phases



The CEQA Process in a Nutshell



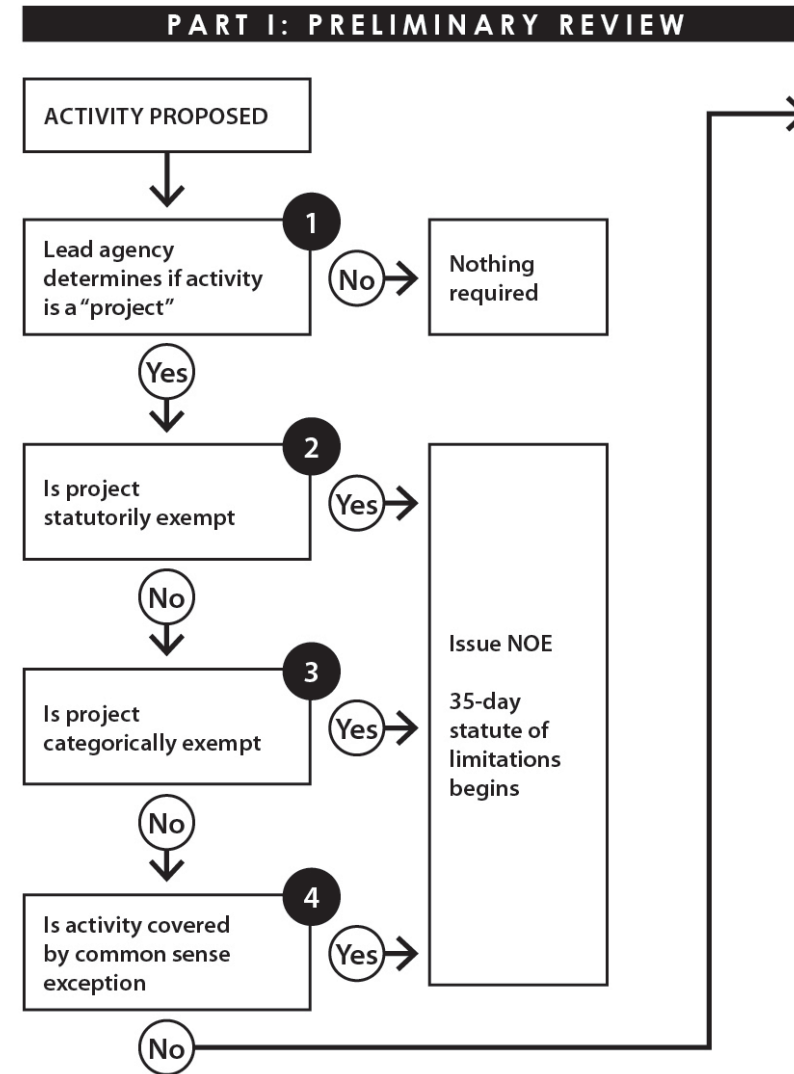
Phase I: Preliminary Review



Step 1: Is the action a “project” under CEQA?

- CEQA applies to all projects subject to public agency discretionary action

Step 2: Does this project qualify for a CEQA exemption?

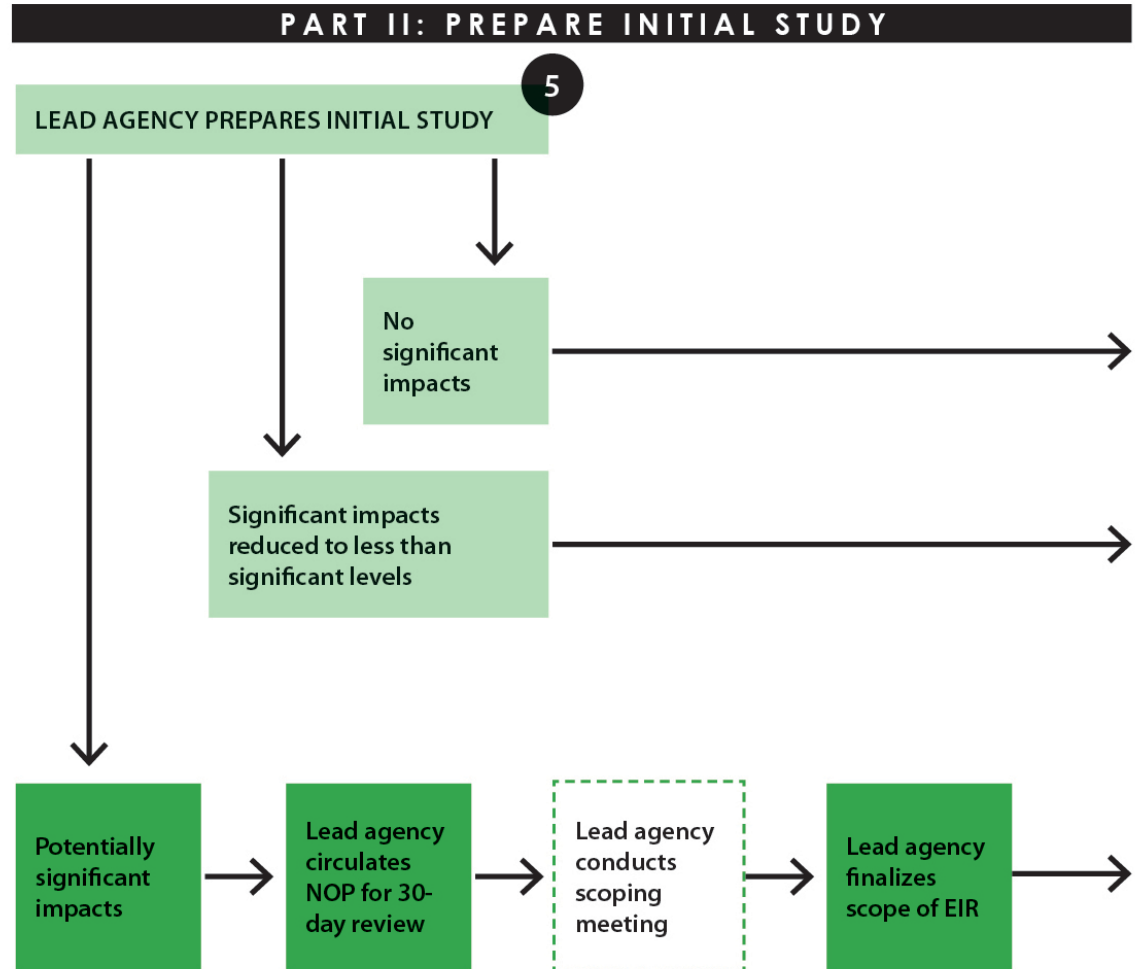


Phase 2: Initial Study

Checklist of 70+
environmental questions

Determine if impacts are
significant

Identify mitigation
measures, if feasible



MANDATORY IN CERTAIN CIRCUMSTANCES; SEE PRC § 21083.9

Phase 3: CEQA Document

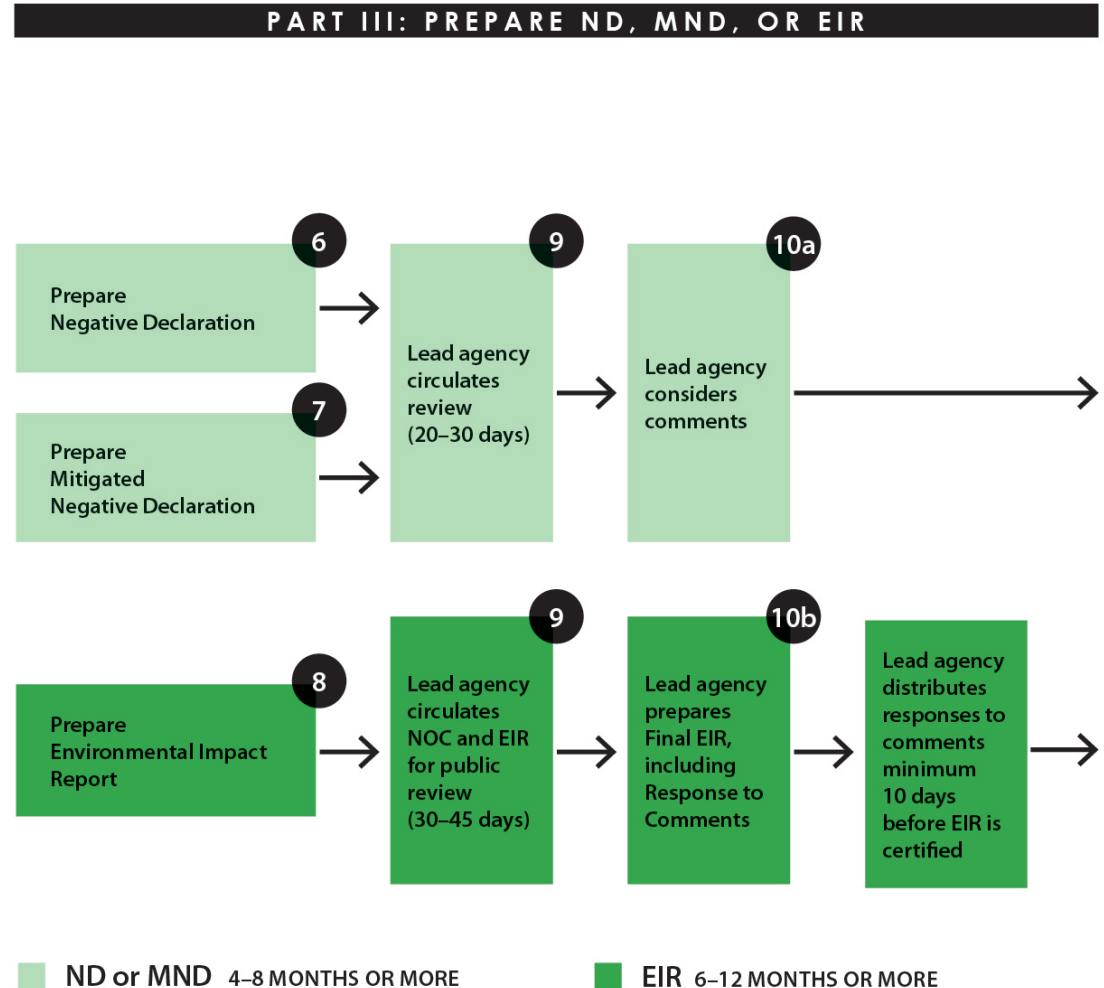


Notice of Availability

Negative Declaration

Mitigated Neg. Dec.

Environmental Impact
Report



Phase 4: Decision Making



Certify EIR

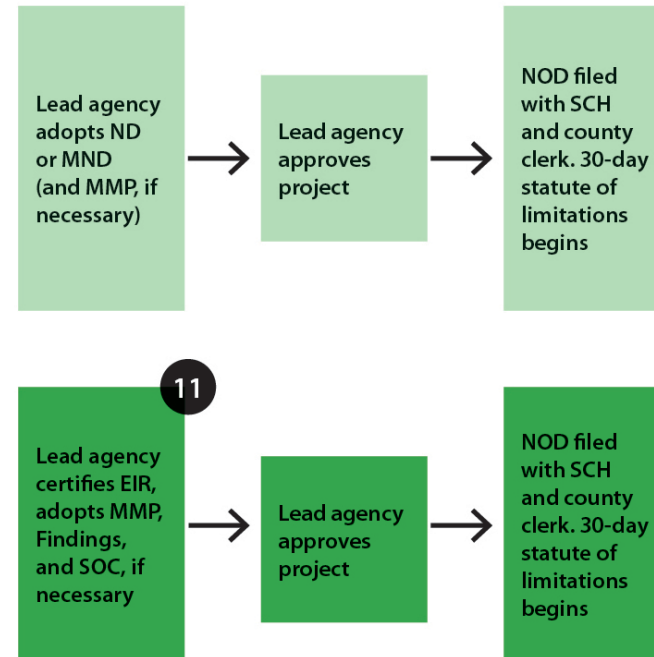
Mitigation Monitoring Plan

Adopt Findings

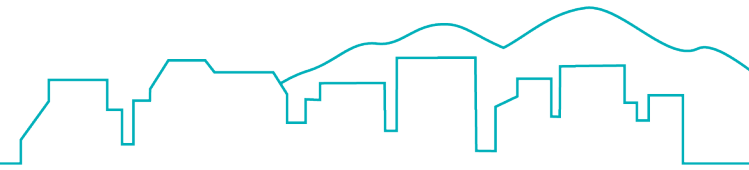
Statement of Overriding
Considerations

Notice of Determination

PART IV: DECISION MAKING



What is Mitigation?



- **MINIMIZE** impacts by limiting the degree or magnitude of the action and its implementation
- **AVOID** the impact altogether by not taking certain action or parts of an action
- **RECTIFY** the impact by repairing, rehabilitating, or restoring the affected environment
- **REDUCE OR ELIMINATE** the impact over time through preservation and maintenance during the life of the action
- **COMPENSATE** for the impact by replacing or providing substitute resources or environments



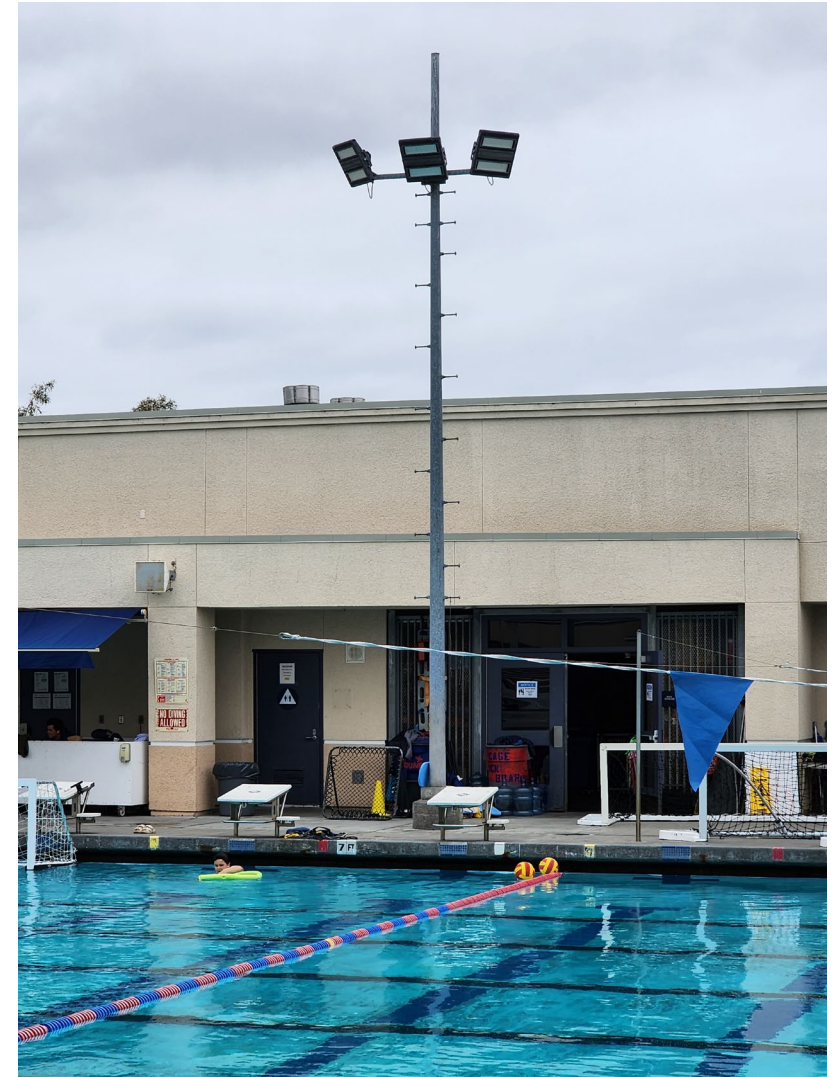
MITIGATION OPTIONS

LIGHT AND GLARE

Light/Glare Mitigation

Newest LED Lights

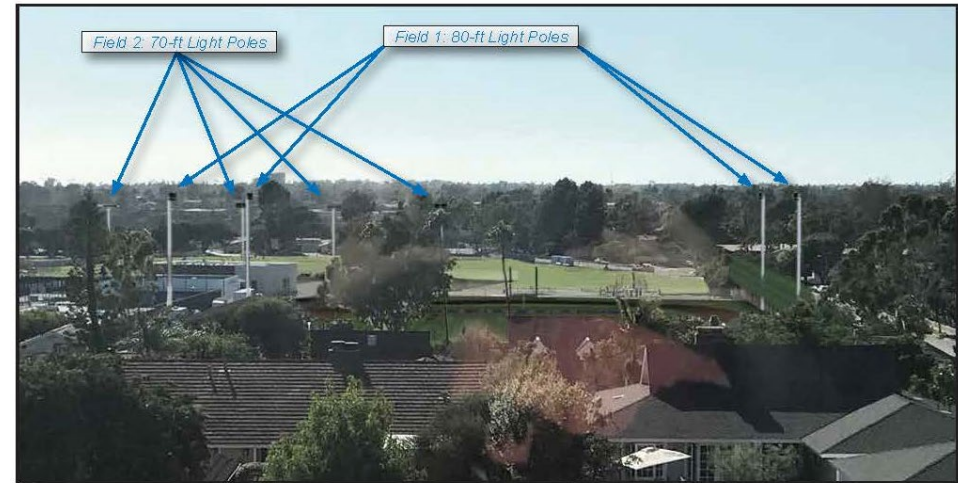
1. Day/time limits
2. Light level appropriated for activity
3. Glare shields
4. Confirm light levels, spill light during commissioning



Visual Assessment - Day

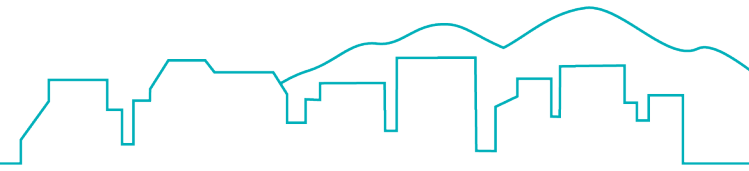


Before



Proposed

Visual Assessment - Evening



Before

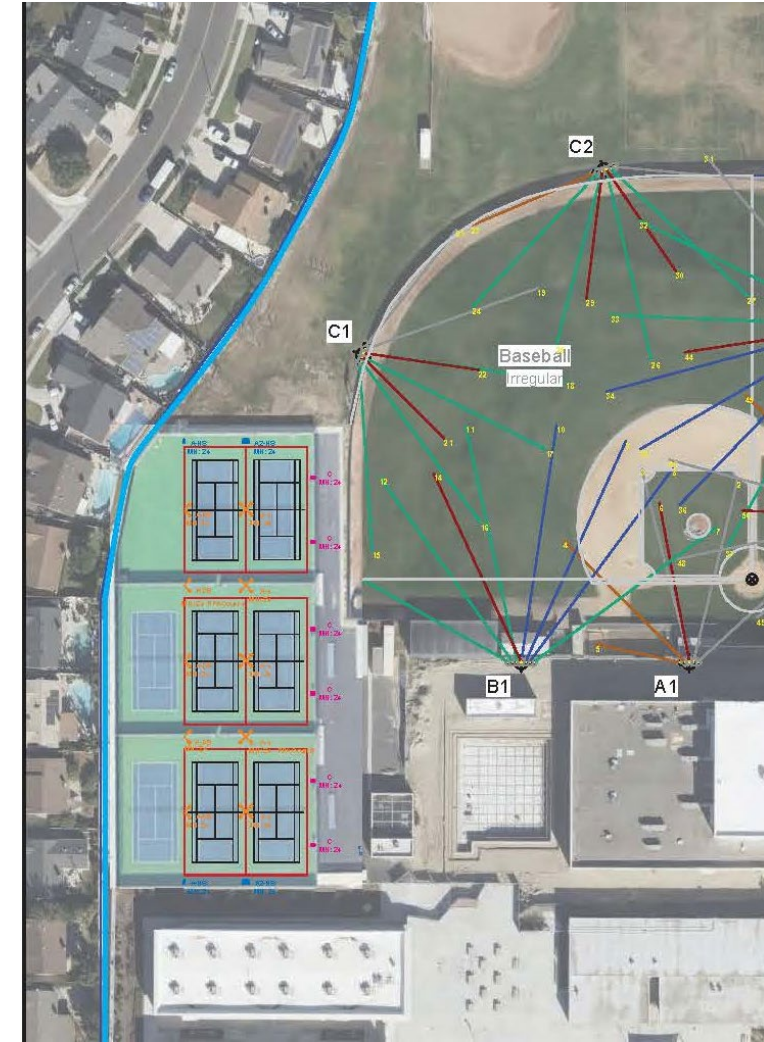
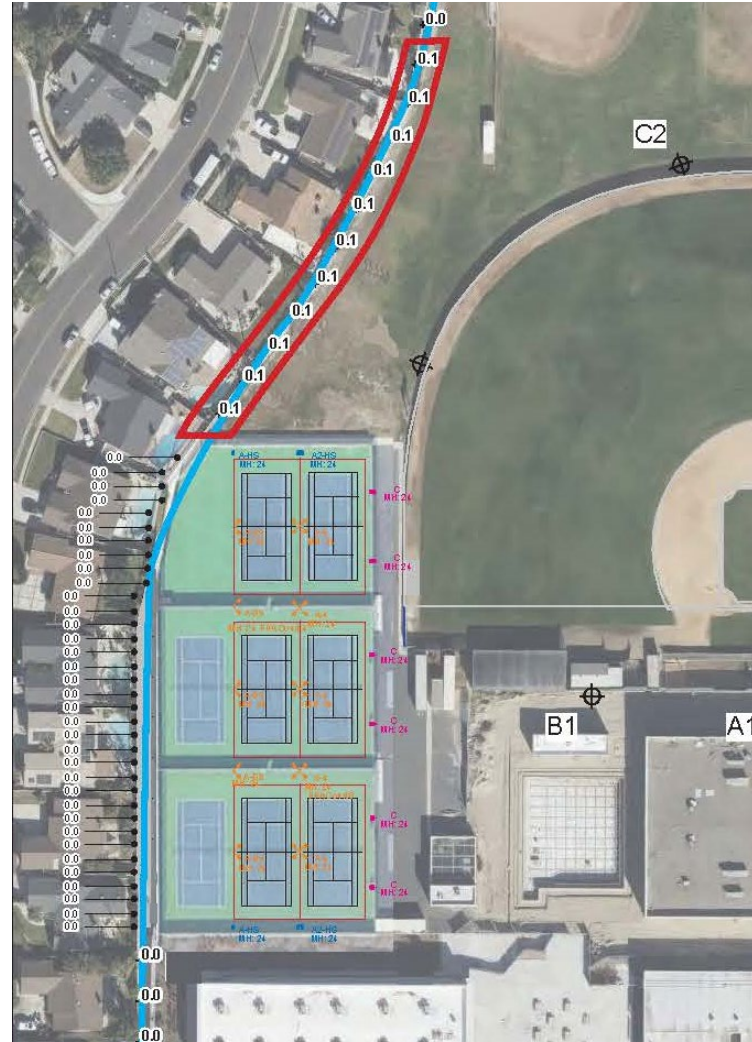


Proposed

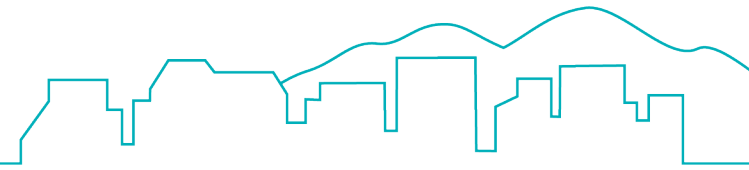
Year	Percentage of population aged 65 and over
1970	10.5
1975	12.5
1980	12.5
1985	11.5
1990	13.5
1995	14.5
2000	15.5
2005	14.5
2010	16.5
2015	17.5
2020	21.5

Projected Light Spillover

1. Set maximum level in foot-candles
2. Identify spillover at near residences
3. Work with engineers to minimize any significant impact



Light/Glare Mitigation



Testing Visual Impact Through Simulations





MITIGATION OPTIONS

NOISE – OPERATIONS AND CONSTRUCTION

Construction Noise

Computer Modeling

1. Includes existing walls
2. Includes topography
3. Evaluated multiple construction phases
4. Identified needed noise walls



5.5-ft Existing Wall

5-ft Existing Wall

2.5-ft Existing Wall

Noise Level Leq in dB(A)

90 85 80 75 70 65 60 55 50



aeWorks, 2021;
021

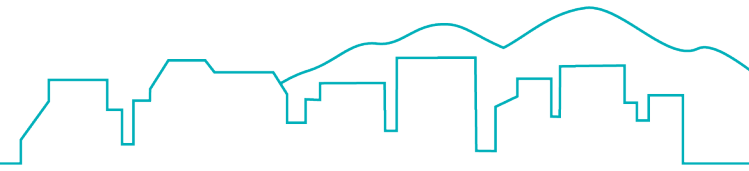
Construction Noise Mitigation

Temporary Noise Barriers

1. Placed to block noise source
2. Heights 8 ft and 16 ft, respecting topography
3. Erected by construction phase
4. Specified density of material



Construction Noise Mitigation



Noise Barrier

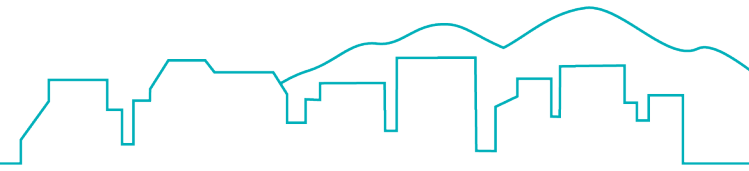
1. Calculated heights & locations
2. Specified density of material

Noise Control Plan

1. Notify residents
2. Information signs
3. Construction equipment specifications
4. Day/time restrictions



Operational Noise Mitigation



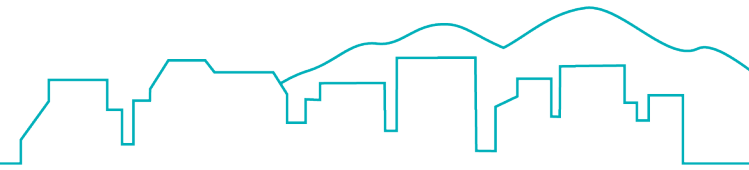
Noise Attenuation Walls

1. Block “line of sight” between noise source and sensitive receptors
2. Specify density of wall materials
3. Avoid reflected noise

Covered Facility



Operational Noise Mitigation

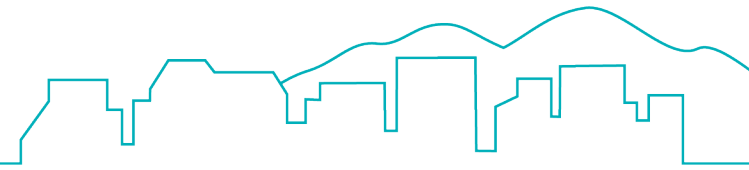


Audio Design

1. Location, height of speakers
2. Directed at spectators, not across facility
3. Directed away from residences
4. Loudness restrictions
5. Day/time restrictions



Operational Noise Mitigation



“Good Neighbor” Signs at Entries/Exits

1. Prohibit unapproved audio systems
2. Prohibit air horns, etc.
3. Foot-stomping on bleachers
4. Boisterous activity on exit
5. Provide District contact phone number to report problems



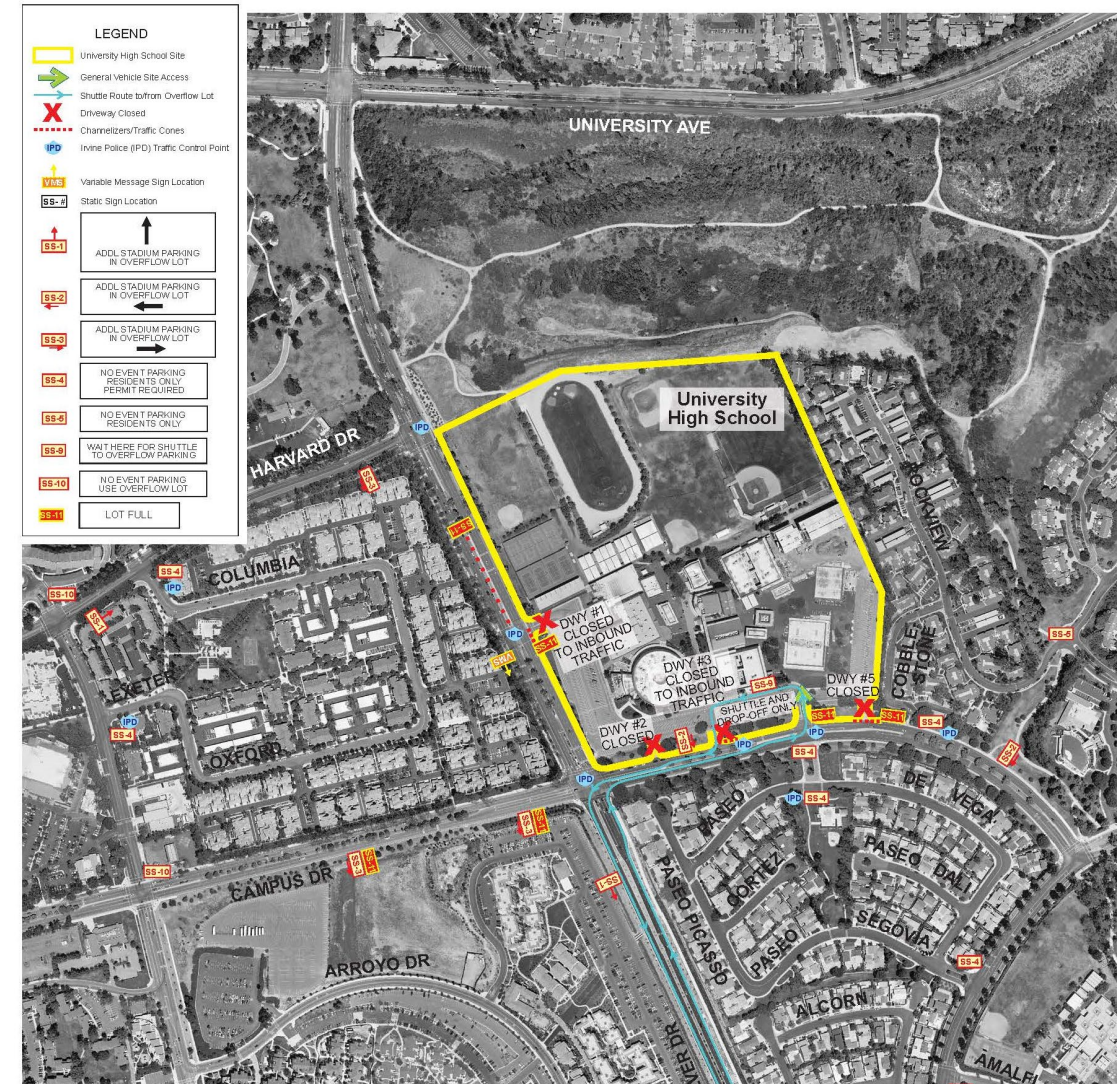
MITIGATION OPTIONS

TRANSPORTATION

Transportation Mitigation

Traffic/Parking Management Plan

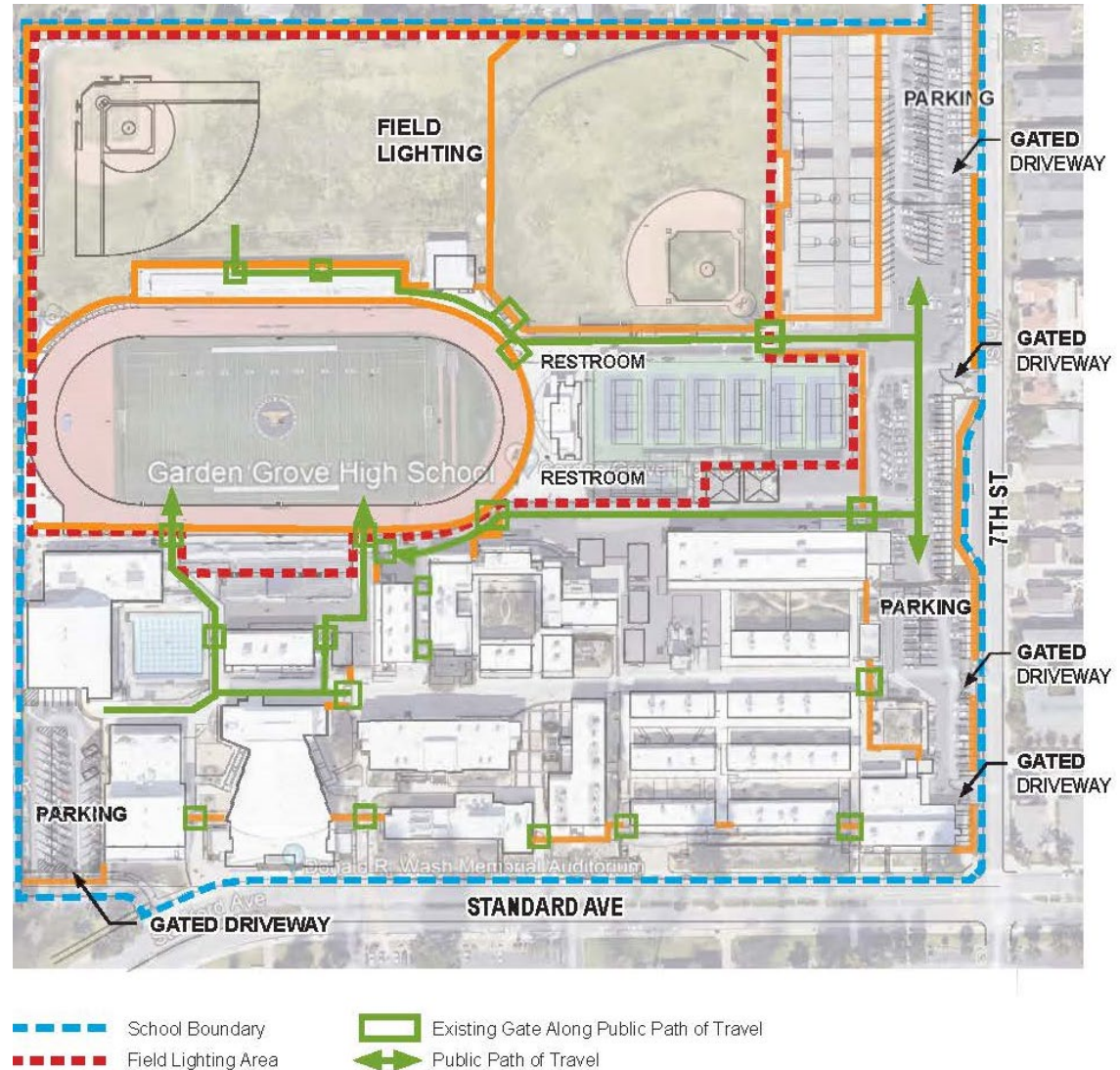
1. Assess parking availability
2. Assess parking demand
3. “Good Neighbor” signage
4. Provide visitor schools with access information
5. Ensure events/spectators match facility capacity



Transportation Mitigation

Internal Access Routes

1. Path of travel
 - a. Fencing/gate plan
 - b. Students
 - c. Community connection to parking
 - d. Designed to minimize neighborhood impact



Transportation Mitigation

Operational Controls

1. Limit type of events to facility capacity
2. Scheduling of events
 - a. Coordinate with other campus events
 - b. Control by time/day of week

