

4.0.1 BASELINE EXISTING CONDITIONS ASSUMED IN THE ANALYSIS

Each resource section in this Draft Program Environmental Impact Report (Draft EIR) (see Sections 4.1 through 4.14) summarizes the environmental setting specific to that resource topic. The environmental setting summary is based on information from the Technical Background Reports included in **Appendix C**.

SCOPE

Sections 4.1 through 4.14 present the environmental impact analysis for the anticipated effects of implementation of PLAN Hermosa. Topics evaluated in these resource sections are described in Chapter 2.0, Introduction, and were identified in the Notice of Preparation (NOP) (**Appendix B**).

4.0.2 DOCUMENT STRUCTURE

Each resource section presents an evaluation of a particular environmental topic and includes a summary of existing conditions (both physical and regulatory), potential environmental impacts, mitigation measures proposed to reduce significant environmental impacts (where necessary), and a determination of the level of significance after mitigation measures are implemented.

ENVIRONMENTAL SETTING

This subsection provides summary information about the existing physical environment related to the resource topic. In accordance with California Environmental Quality Act (CEQA) Guidelines Section 15125, the discussion of the physical environment describes existing conditions in the planning area at the time the NOP was filed in August 2015. The basis for the Environmental Setting is information provided in the Technical Background Reports (**Appendix C**).

REGULATORY SETTING

This subsection summarizes federal, state, regional, and local plans, policies, laws, and regulations that apply to the resource. A full description of the Regulatory Setting for each resource section is included in the Technical Background Reports (**Appendix C**).

THRESHOLDS OF SIGNIFICANCE

The thresholds of significance that will serve as the basis for judging impact significance are identified in each resource section. Thresholds of significance used for the evaluation of impacts include those thresholds currently used by the City when reviewing individual projects. The City of Hermosa Beach considers these thresholds appropriate for evaluating the significance of impacts in the city that could occur with implementation of PLAN Hermosa.

IMPACTS

The impacts discussion describes potential consequences to each resource that would result from implementation of PLAN Hermosa associated with development potential and implementation of its policy provisions as compared to existing conditions. PLAN Hermosa does not entitle any development project or require that the City meet the buildout projections identified in **Tables 3.0-3** and **3.0-4**. Subsequent implementation and projects under PLAN Hermosa would be evaluated for consistency with the plan and in light of the environmental analysis provided in this EIR. The reader is referred to Chapter 2.0, Introduction, regarding the programmatic analysis provided in this EIR and its use for evaluation of subsequent projects. Potential environmental impacts have been classified in the following categories:

4.0 INTRODUCTION TO THE ANALYSIS

- The term “**no impact**” is used when the environmental resource being discussed would not or may not be adversely affected by implementation of PLAN Hermosa. This impact level does not require mitigation.
- A **less than significant impact** would or may cause a minor but acceptable adverse change in the physical environment. This impact level does not require mitigation, even if feasible, under CEQA.
- A **significant impact** would or may have a substantial adverse effect on the physical environment, but could be reduced to a less than significant level with mitigation. Impacts may also be considered **potentially significant** if the analysis cannot definitively conclude that an impact would occur with implementation of PLAN Hermosa. Under CEQA, mitigation measures must be provided, where feasible, to reduce the magnitude of significant or potentially significant impacts.
- A **significant and unavoidable impact** would or may cause a substantial adverse effect on the environment, and no known feasible mitigation measures are available to reduce the impact to a less than significant level, or implementation of feasible mitigation measures would not reduce impacts to a less than significant level. Under CEQA, a project with significant and unavoidable impacts could proceed, but the City, as the lead agency, would be required to prepare a statement of overriding considerations in accordance with CEQA Guidelines Section 15093, explaining why the City would proceed with the project despite potential for significant impacts.

MITIGATION MEASURES AND RESIDUAL IMPACTS

If impacts are considered significant and it is determined that implementation of PLAN Hermosa policies would not reduce impacts to a less than significant level, mitigation measures are proposed to reduce or avoid these impacts. This section also describes an impact’s level of significance following mitigation. Impacts are then defined as either significant but mitigable or as significant and unavoidable. Significant but mitigable impacts could be reduced to a less than significant level with mitigation. Significant and unavoidable impacts would remain significant either because feasible mitigation to reduce impacts is unavailable or because proposed mitigation measures would not reduce impacts to a less than significant level.

4.0.3 FORMAT OF IMPACTS AND MITIGATION MEASURES

Throughout the discussion, impacts are identified numerically and sequentially. For example, impacts discussed in Section 4.1 are identified as 4.1-1, 4.1-2, and so on. Mitigation measures, where needed, are identified numerically to correspond to the number of the impact being reduced by the measure. For example, mitigation measure MM 4.1-1 would mitigate Impact 4.1-1. The format used to present the evaluation of impacts and mitigation measures is as follows:

IMPACT 4.0-1 ***Impact Title.** An impact summary heading appears before the impact discussion. The heading contains the impact number and title. The impact statement briefly summarizes the findings of the impact discussion below. The level of significance is included at the end of the summary heading. Levels of significance listed in this EIR (as described above) are **no impact, less than significant, potentially significant, or significant.***

The impact discussion is contained in the paragraphs following the impact statement. The analysis compares implementation of PLAN Hermosa to existing conditions by:

- identifying federal, state, regional, and local regulations that would reduce or mitigate the impact;

- identifying PLAN Hermosa policies and implementation programs that would reduce or mitigate the impact; and
- describing the potential impact with implementation of applicable regulations and PLAN Hermosa policies and implementation programs.

MITIGATION MEASURES

After the impact discussion, if necessary, feasible mitigation measures are identified that would reduce the impact. If no mitigation is necessary or feasible, this conclusion is stated.

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