



PROJECT NUMBER PRJ2023-003853-(2)
HEARING DATE October 2, 2024
REQUESTED ENTITLEMENT(S)
 Coastal Development Permit No. RPPL2023005678

PROJECT SUMMARY

OWNER / APPLICANT
 County of Los Angeles / Los Angeles County
 Department of Beaches and Harbors

MAP/EXHIBIT DATE
 October 5, 2023

PROJECT OVERVIEW

The Project is a request to authorize the renovation and expansion of the existing 700 square feet restroom and boat storage building by 650 square feet to provide additional storage and meeting space and to upgrade the public restrooms to comply with current Americans with Disabilities Act (“ADA”) accessibility requirements. The proposed project would also include walkway improvements to provide improved ADA access to the beach and the renovated building from the promenade; reconstruction of the asphalt pavement and replacement of the boat storage racks at the outdoor boat storage area; and landscaping improvements with drought tolerant plantings, water efficient irrigation, and planters with bioretention devices to capture, filter, and infiltrate stormwater runoff from the site. As part of the landscaping improvements six non-native existing trees would be removed and four trees would be relocated for the walkway improvements and 18 new trees would be planted.

LOCATION
 14110 Palawan Way, Marina del Rey

ACCESS
 Admiralty Way and Palawan Way

ASSESSORS PARCEL NUMBER(S)
 4224-004-901 (Lease Parcel 91 and HS)

SITE AREA
 20.30 Acres

GENERAL PLAN / LOCAL PLAN
 Marina del Rey Land Use Plan

ZONED DISTRICT
 Playa del Rey

LAND USE DESIGNATION
 B (Boat Storage) and OS (Open Space)

ZONE
 SP (Specific Plan)

PROPOSED UNITS N/A
MAX DENSITY/UNITS N/A

COMMUNITY STANDARDS DISTRICT
 N/A

ENVIRONMENTAL DETERMINATION (CEQA)

- Class 1 Categorical Exemption – Existing Facilities
- Class 2 Categorical Exemption – Replacement or Reconstruction
- Class 3 Categorical Exemption – New Construction or Conversion of Small Structures
- Class 11 Categorical Exemption – Accessory Structures

KEY ISSUES

- Consistency with the Marina del Rey Land Use Plan and Coastal Act
- Satisfaction of the following portions of Title 22 of the Los Angeles County Code:
 - Section 22.46.1060 (Communitywide Design Guidelines)
 - Section 22.46.1470 (Boat Storage – Permitted Uses)
 - Section 22.46.1490 (Boat Storage – Development Standards)
 - Section 22.46.1630 (Open Space – Permitted Uses)
 - Section 22.46.1650 (Open Space – Development Standards)
 - Section 22.56.2320 (Coastal Development Permits Burden of Proof)

CASE PLANNER:

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