

APPENDIX M

**SUMMARY OF APPLICABLE LAWS, ORDINANCES,
REGULATIONS, AND STANDARDS**

TABLE 3.12-1

LORS RELATED TO FACILITY DESIGN

LORS	Applicability	Conformance (section)
Need for Facility Demand Conformance		
		Section 2.0, Project Objectives
Federal		
<i>None applicable.</i>		
State		
<i>None applicable.</i>		
Local		
<i>None applicable.</i>		
Project Siting and Construction		
Federal		
Uniform Building Code,	Incorporated in and is superseded by the California Building Code (CBC), 1998.	Section 5.3, Geologic Hazards and Resources
State		
Cal. PRC 2690-2699.6 and 25523(a); 14 CCR § 3270 – 3725; 20 CCR § 1752(b) & (c).	Protect environment quality and assure public health.	Section 3.4.5.16
State Fire Marshall	Boiler and Pressure Vessel Code Inspection	Appendix A-F
Local		
California Building Code (CBC) Appendix Chapter 33.	Control excavation, grading, and construction, to safeguard life and property welfare.	Sections 3.3.3.4, 5.3, 5.4 and 5.5
El Segundo Improvement Standards	Meet Design Criteria	Section 3.5, Facility Civil/Structural Features
Industry		
“Foundations and Civil Engineering Design Criteria”	Meet design criteria.	Appendix A
“Structural and Seismic Engineering Design Criteria” (Appendix D).	Meet design criteria.	Appendix D
“Mechanical Engineering Design Criteria” (Appendix C) and “Control Systems Engineering Design Criteria” (Appendix D).	Meet design criteria.	Appendix C, Appendix D

TABLE 3.12-1**(CONTINUED)**

LORS	Applicability	Conformance (section)
“Control Systems Engineering Design Criteria” (Appendix D) and “Electrical Engineering Design Criteria” (Appendix E).	Meet design criteria.	Appendix D, Appendix E
Project Design and Operation		
Federal		
Occupational Health & Safety Act of 1970 (OSHA), 29 USC 651 et seq.; 29 CFR 1910 et seq.; and 29 CFR 1926 et seq.	Meet employee health and safety standards for employer-employee communications, electrical operations, and chemical exposures.	Section 5.16.4.1
Department of Labor, Safety and Health Regulations for Construction Promulgated Under Section 333 of the Contract Work Hours and Safety Standards Act, 40 USC 327 et seq.	Meet employee health and safety standards for construction activities. Requirements addressed by CCR Title 8, General Construction Safety Orders.	Section 5.16.4.1
Uniform Fire Code, Article 80, 79, 4.	Meet requirements for the storage and handling of hazardous materials (Article 80), flammable and combustible liquids (Article 79), and for obtaining permits (Article 4).	Section 5.16.4.1
National Fire Protection Association (See Table 7.4-1 for list of standards).	Meet standards necessary to establish a reasonable level of safety and property protection from the hazards created by fire and explosion.	Section 5.16.4.1
14 CFR Part 77, “Objects Affecting Navigable Airspace.”	Completion of “Notice of Proposed Construction or Alteration” (NCPA), FAA Form 7460-1H.	Section 3.6, Transmission Facilities; Section 4.2, Transmission Line Safety and Nuisance
Advisory Circular No. 70/7460, “Obstruction Marking and Lighting.”	Meet FAA standards for marking and lighting of obstructions as identified by FAR Part 77.	Section 5.9
Advisory Circular 70/7460-2I, “Proposed Construction or Alteration of Objects that May Affect the Navigable Airspace.”	Notify FAA prior to construction, as appropriate.	Section 5.9

TABLE 3.12-1**(CONTINUED)**

LORS	Applicability	Conformance (section)
14 CFR Part 91 “Air Traffic and General Operating and Flight Rules.”	Comply with restrictions governing the operation of aircraft, including helicopters.	Section 5.9
49 USC § 1348, Subdivision (a).	Comply with Secretary of Transportation policy regarding safety of aircraft and utilization of airspace.	Section 5.9
47 CFR § 15.25, “Operating Requirements, Incidental Radiation.”	Mitigation for any device that causes communications interference.	Sections 3.5 and 5.18
Title 49 CFR, Part 192-Transportation of Natural and Other Gas by Pipeline	Construction must conform to DOT standards.	Section 3.7, Pipelines
State		
California Code of Regulations, Title 8.	Meet requirements for a safe and hazard-free working environment. Categories of requirements include General Industry Safety Orders, General Construction Safety Orders, Electrical Safety Orders.	Section 5.16.4.2
California Clean Air Act, California Health & Safety Code 39650 et seq.	Meet requirements for Best Available Control Technology to minimize exposure limits to toxic air pollutants and possible risk assessments for carcinogen pollutants.	Section 5.16.4.2
California Public Resources Code §25523(a); 20CCR §1752, 1752.5, 23002309 and Division 2, Chapter 5, Article 1, Appendix B Part (i), California Energy Commission CEC		Section 5.16.4.2
California Health & Safety Code, Part 6, Section 44300 et seq.	Estimate emissions for listed air toxic pollutants and submit inventory to air district for major sources of criteria air pollutants. Follow-up from air district may require a health risk assessment.	Section 5.16.4.2
California Health and Safety Code §25500 to 25541; 19 CCR §§2720-2734.		Section 5.16.4.2

TABLE 3.12-1

(CONTINUED)

LORS	Applicability	Conformance (section)
20 CCR, Appendix B, Subdiv. (a), (d) (g) and Subdiv. (a), (h), §§ 1741 through 1744 and § 1752 “Information Requirements for a Non-geothermal Application.”	Compliance with applicable laws for safety and reliability.	Each appropriate environmental section, for instance Section 5.6 for Biological Resources
Cal. Pub. Res. Code, § 25000 et seq., Warren-Alquist Act, § 25520 Subdivision (g).	Provide description of transmission line including the right of way.	Sections 3.3.3.4, 3.6 and 5.18
General Order 52(GO-52) CPUC, “Construction and Operation of Power and Communication Lines.”	Prevent or mitigate inductive interference.	Section 5.18 Appendix A-F
General Order 95 (GO-95) CPUC, “Rules for Overhead Electric Line Construction”.	Design and construct line in compliance with GO-95.	Section 5.18 Appendix A-F
Radio & Television Interference (RI/TVI) Criteria.	RI/TVI mitigation requirements if applicable.	Section 5.18 Appendix A-F
Local		
City of El Segundo Zoning Ordinance.	Provide safety setbacks as required by El Segundo Fire Department.	Section 5.9
City of El Segundo Municipal Code Title 6 Chapter 6.21	Provide implementation of the hazardous material inventory and emergency response program	Section 5.16.4.3
City of El Segundo General Plan Element.	Design and construct in compliance with policies.	Sections 3.4 and 5.9
Standard specifications for Water Distribution Facilities.	Construction must conform to standards and related specifications.	Sections 3.4 and 5.5
Standard Subdivision Improvement Agreement and Rule 15. None applicable.	Construction must conform to standards and related specifications.	N/A
Industry		
EPRI, NERC, various codes and standards for components.	EPRI and NERC trade associations guidelines will be followed.	Appendix A-F
Various	Industry codes and trade association standards are typically requirements of the manufacturers of equipment - see text (3.12.2) for partial listing.	Section 3.12.2 Appendix A-F
ANSI/AWWA C151/A21.5.	Construction must conform to standards and related specifications.	Section 3.4 and Appendix A-F

TABLE 5.2-23

**LAWS, ORDINANCES, REGULATIONS, STANDARDS (LORS)
AND PERMITS FOR PROTECTION OF AIR QUALITY**

LORS	Applicability	Regulating Agency	Permit or Approval	Schedule and Status of Permit	Conformance (Section)
Federal					
Clean Air Act (CAA) §160-169A and implementing regulations, Title 42 United States Code (USC) §7470-7491 (42 USC §7470-7491), Title 40 Code of Federal Regulations (CFR) Parts 51 & 52 (40 CFR Parts 51 & 52). (Prevention of Significant Deterioration Program)	Requires prevention of significant deterioration (PSD) review and facility permitting for construction of new or modified major stationary sources of air pollution. PSD review applies to pollutants for which ambient concentrations are lower than NAAQS.	SCAQMD, with EPA Region IX oversight	Not applicable	Not applicable	5.2.4.2.7 Page 5.2-85
CAA §171-193, 42 USC §7501 et seq., 40 CFR Parts 51 & 52 (New Source Review)	Requires new source review (NSR) facility permitting for construction or modification of specified stationary sources. NSR applies to pollutants for which ambient concentration levels are higher than NAAQS.	SCAQMD, with EPA Region IX oversight	After Project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-85
CAA §401 (Title IV), 42 USC §7651 et seq., 40 CFR parts 51 & 52 (Acid Rain Program)	Requires reductions in NO _x and SO _x emissions.	SCAQMD, with EPA Region IX oversight	Issues Acid Rain permit after review of application.	Permit to be obtained prior to commencement of operation.	5.2.4.2.7 Page 5.2-86
CAA §501 (Title V), 42 USC §7414, 40 CFR Part 64 (CAM Rule)	Establishes on-site monitoring requirements for emission control systems.	SCAQMD, with EPA Region IX oversight	If applicable, CAM requirements will be included in Title V permit as monitoring/reporting requirements.	Title V permit to be obtained prior to commencement of construction.	5.2.4.2.7 Page 5.2-86

TABLE 5.2-23

(CONTINUED)

LORS	Applicability	Regulating Agency	Permit or Approval	Schedule and Status of Permit	Conformance (Section)
CAA §501 (Title V), 42 USC §7661, 40 CFR Part 70 (Federal Operating Permits Program)	Establishes comprehensive operating permit program for major stationary sources.	SCAQMD, with EPA Region IX oversight	Issues Title V permit after review of application.	Permit to be obtained prior to commencement of construction.	5.2.4.2.7 Page 5.2-86
CAA §112, 42 USC §7412, 40 CFR Part 63 (National Emission Standards for Hazardous Air Pollutants)	Establishes national emission standards to limit HAPs from existing major sources of HAP emissions.	SCAQMD, with EPA Region IX oversight	After Project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-86
CAA §111, 42 USC §7411, 40 CFR Part 60 (New Source Performance Standards – NSPS)	Establishes national standards of performance for new stationary sources.	SCAQMD, with EPA Region IX oversight	After Project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-85
EPCRA §313 (TRI Program)	Requires subject facilities to report toxic releases to the environment.	EPA Region IX	Because the electric generating equipment will be fired by natural gas, the Project is exempt from this regulation.	Not Applicable	Not Applicable
State					
California Health & Safety Code 17 (H&SC) §44300-44384; California Code of Regulations (CCR) §93300-93347 (Toxic "Hot Spots" Act)	Requires preparation and biennial updating of facility emission inventory of hazardous substances; risk assessments, notification and plans to reduce risks.	SCAQMD, with ARB oversight	After Project review, issues PTC with conditions limiting emissions.	Screening HRA submitted as part of AFC, CEC approval of AFC	5.2.4.2.5 Page 5.2-88
California Public Resources Code §25523(a); 20 CCR §'s1752, 1752.5, 2300-2309, and Division 2, Chapter 5, Article 1, Appendix B, Part(k) (CEC & ARB Memorandum of Understanding)	Requires that CEC's decision on PTC include requirements to assure protection of environmental quality; AFC required to address air quality protection, including mitigation.	CEC	After project review, issues Final Determination of Compliance (FDOC) with conditions limiting emissions.	CEC approval of AFC, i.e., FDOC, to be obtained prior to CEC approval.	5.2.4.2.7 Page 5.2-92

TABLE 5.2-23**(CONTINUED)**

LORS	Applicability	Regulating Agency	Permit or Approval	Schedule and Status of Permit	Conformance (Section)
H&SC §41700 (Public Nuisance)	Prohibits emissions in quantities that adversely affect public health, other businesses, or property.	SCAQMD, with ARB oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-91
Local					
SCAQMD Regulation XIII, H&SC §40910-40930 (Review of New or Modified Sources)	NSR: Requires that preconstruction review be conducted for all proposed new or modified sources of air pollution, including BACT, emissions offsets, and air quality impact analysis. NSR applies to pollutants for which ambient concentration levels are higher than state or federal AAQS.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions. Note – since the El Segundo Generating Station is an existing RECLAIM facility for NO _x , NSR addressed under Regulation XX.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-87
SCAQMD Air Quality Plan & H&SC §41914	Defines proposed strategies including stationary source control measures and new source review rules.	SCAQMD, with ARB oversight	Addressed in SCAQMD Rules and Regulations	Not applicable	Not applicable
SCAQMD Regulation XVII, H&SC §39500 et seq. (Prevention of Significant Deterioration Program)	Requires PSD review and facility permitting for construction of new or modified major stationary sources of air pollution. PSD review applies to pollutants for which ambient concentrations are lower than NAAQS.	SCAQMD, with ARB and EPA Region IX oversight	Not applicable	Not applicable	5.2.4.2.7 Page 5.2-85

TABLE 5.2-23**(CONTINUED)**

LORS	Applicability	Regulating Agency	Permit or Approval	Schedule and Status of Permit	Conformance (Section)
SCAQMD Regulation IX, Part 60, Chapter I, Title 40, Subparts Da and GG, H&SC §40000 et seq. (Standards of Performance for New Stationary Sources)	By reference, incorporates the provisions of 40 CFR Part 60, Subparts Da and GG compliance with Federal Standards of Performance for Electric Utility Steam Generating Units (Subpart Da) Stationary Gas Turbines (Subpart GG)	SCAQMD, with EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-85
SCAQMD Regulation XX Rule 2005 (New Source Review for RECLAIM)	RECLAIM requires that preconstruction review be conducted for all proposed new or modified sources of air pollution at subject RECLAIM NO _x and SO _x facilities, including BACT, RECLAIM trading credits, and air quality impact analysis.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-87
SCAQMD Regulation XXX, H&SC §40000 et seq., §40400 et seq. (Federal Operating Permits)	Implements operating permits requirements of CAA Title V.	SCAQMD, with ARB and EPA Region IX oversight	Issues Title V permit after review of application.	Permit to be obtained prior to commencement of construction.	5.2.4.2.7 Page 5.2-86
SCAQMD Regulation XXXI, H&SC §40000 et seq., §40400 et seq. (Acid Deposition Control)	Implements acid rain regulations of CAA Title IV.	SCAQMD, with ARB and EPA Region IX oversight	Issues Title IV permit after review of application.	Permit to be obtained prior to commencement of operation. The permit application must be submitted to the SCAQMD at least 24 months prior to commencement of operation.	5.2.4.2.7 Page 5.2-86
SCAQMD Rule 53.A, H&SC §40000 et seq., and H&SC §40400 et seq. (Specific Contaminants)	Limits SO _x and PM emissions from stationary sources.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-91

TABLE 5.2-23**(CONTINUED)**

LORS	Applicability	Regulating Agency	Permit or Approval	Schedule and Status of Permit	Conformance (Section)
SCAQMD Rule 201, H&SC §40000 et seq., and H&SC §40400 et seq. (Permit to Construct)	Defines procedures for review of new and modified sources of air pollution.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before commencement of construction.	5.2.4.2.7 Page 5.2-87
SCAQMD Rule 401, H&SC §40000 et seq., §40400 et seq. (Visible Emissions)	Limits visible emissions to no darker than Ringelmann No. 1 for periods greater than 3 minutes in any hour.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before commencement of construction.	5.2.4.2.7 Page 5.2-91
SCAQMD Rule 402, H&SC §40000 et seq., §40400 et seq. (Public Nuisance)	Prohibits emissions in quantities that cause injury, detriment or annoyance to the public, or that damages businesses, or property.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-91
SCAQMD Rule 403, H&SC §40000 et seq., §40400 et seq. (Fugitive Dust)	Limits fugitive dust emissions from man-made fugitive dust sources.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-91
SCAQMD Rule 407, H&SC §40000 et seq., §40400 et seq. (Liquid and Gaseous Air Contaminants)	Limits CO and SOx emissions from stationary sources.	SCAQMD, with ARB and EPA Region IX oversight	Covered as part of Rule 431.1.	Not Applicable	Not Applicable
SCAQMD Rule 409, H&SC §40000 et seq., §40400 et seq. (Combustion Contaminants)	Limits PM emissions from fuel combustion.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-91
SCAQMD Rule 474, H&SC §40000 et seq., §40400 et seq. (Fuel Burning Equipment – Oxides of Nitrogen)	Limits NOx emissions from stationary sources.	SCAQMD, with ARB and EPA Region IX oversight	Covered under Regulation XX.	Not Applicable	Not Applicable
SCAQMD Rule 475, H&SC §40000 et seq., §40400 et seq. (Electric Power Generating Equipment)	Limits PM emissions from stationary sources.	SCAQMD, with EPA Region IX ARB oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-91

TABLE 5.2-23

(CONTINUED)

LORS	Applicability	Regulating Agency	Permit or Approval	Schedule and Status of Permit	Conformance (Section)
SCAQMD Rule 476, H&SC §40000 et seq., §40400 et seq. (Steam Generating Equipment)	Limits NOx and combustion contaminants from stationary combustion sources.	SCAQMD, with ARB and EPA Region IX oversight	Covered as part of Rule 475 and Regulation XX	Not Applicable	Not Applicable
SCAQMD Rule 431.1, H&SC §40000 et seq., §40400 et seq. (Sulfur Content of Gaseous Fuels)	Limits the sulfur content of natural gas to reduce SOx emissions from stationary combustion sources.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-91
SCAQMD Rule 431.2, H&SC §40000 et seq., §40400 et seq. (Sulfur Content of Liquid Fuels)	Limits the sulfur content of diesel fuel to reduce SOx emissions from stationary combustion sources.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-91
SCAQMD Rule 1110.2, H&SC §40000 et seq., §40400 et seq. (Emissions from Stationary Internal Combustion Engines)	Limits emissions of NOx, VOC, and CO from stationary internal combustion engines. Engines are exempt from this rule if each unit is operated less than 200 hours per year.	SCAQMD, with ARB and EPA Region IX oversight	Project exempt as each engine will be operated less than 200 hours per year.	Not Applicable	Not Applicable
SCAQMD Rule 1134, H&SC §40000 et seq., §40400 et seq. (Emissions of Oxides of Nitrogen from Stationary Gas Turbines)	Limits NOx from stationary gas turbines.	SCAQMD, with ARB and EPA Region IX oversight	Project exempt from regulation as facility is regulated under Regulation XX.	Not Applicable	Not Applicable
SCAQMD Rule 1135, H&SC §40000 et seq., §40400 et seq. (Emissions of Oxides of Nitrogen from Electric Power Generating Systems)	Limits NOx from electric power generating systems.	SCAQMD, with ARB and EPA Region IX oversight	Project exempt from regulation as facility is regulated under Regulation XX.	Not Applicable	Not Applicable
SCAQMD Rule 1146, H&SC §40000 et seq., §40400 et seq. (Emissions of Oxides of Nitrogen from Industrial, Institutional, and Commercial Boilers, Steam Generators, and Process Heaters)	Limits NOx and CO from industrial, institutional, and commercial steam generating units.	SCAQMD, with ARB and EPA Region IX oversight	Project exempt from regulation as boilers are used to generate electricity.	Not Applicable	Not Applicable

TABLE 5.2-23**(CONTINUED)**

LORS	Applicability	Regulating Agency	Permit or Approval	Schedule and Status of Permit	Conformance (Section)
SCAQMD Rule 1401, H&SC §39650-39675 (New Source Review of Toxic Air Contaminants)	Establishes allowable risks for new or modified sources of toxic air contaminants and for control of emissions.	SCAQMD, with ARB and EPA Region IX oversight	After project review, issues PTC with conditions limiting emissions.	Agency approval to be obtained before start of construction.	5.2.4.2.7 Page 5.2-91

TABLE 5.3-2

LORS APPLICABLE TO GEOLOGIC HAZARDS & RESOURCES

LORS	Applicability	Conformance (section)
Federal		
<i>No federal LORS are applicable. (See also Section 3.12)</i>		
State		
<i>Cal PRC §25523(a), Alquist-Priolo Special Study Zone</i>	N/A	Section 5.3.5.2
Local		
California Building Code, Chapters 16 and 33	Codes address excavation, grading and earthwork construction, including construction applicable to earthquake safety and seismic activity hazards.	Sections 3.5, 5.3.5.3, Appendix G

TABLE 5.4-1

LORS APPLICABLE TO SOILS RESOURCES & AGRICULTURE

LORS	Applicability	Conformance
Federal		
Water Pollution Control Act of 1972; Clean Water Act of 1977	Establishes requirements for any facility or activity that has or will discharge waste (including sediment due to accelerated erosion) that may interfere with the beneficial uses of receiving waters.	Sections 5.4.2, 5.4.5.1
U.S. Department of Agriculture, Soil Conservation Service (SCS), <i>National Engineering Handbook (1983)</i> , Sections 2 and 3	Planning, design, and construction of soil conservation practices	Sections 5.4.2, 5.4.5.1
State		
Cal. Public Resources Code § 25523(a); CCR §§ 1752, 1752.5, 2300 - 2309, and Chapter 2, Subchapter 5, Article 1, Appendix B, Part (i)	For protection of environmental quality.	Sections 5.4.2, 5.4.5.2
California Environmental Quality Act, Cal. Public Resources Code § 21000 <i>et seq.</i> ; Guidelines for Implementation of the California Environmental Quality Act of 1970, 14 CCR § 15000 - 15387, Appendix G	An impact may be considered significant from an agriculture and soil standpoint if the project results in: substantial soil erosion or loss of topsoil; degradation or loss of available agricultural land, agricultural activities, or agricultural land productivity in the project area; alteration of agricultural land characteristics due to plant air emissions; and/or conversion prime or unique farmland, or farmland of statewide importance, to nonagricultural use.	Sections 5.4.2, 5.4.5.2

TABLE 5.4-1**(CONTINUED)**

LORS	Applicability	Conformance
Water Quality Control Act of 1952; Cal. Water Code, § 13260 – 13269; 23 CCR Chapter 9	Requires adequate protection of water quality by appropriate design, sizing and construction of erosion and sediment controls	Sections 5.4.2, 5.4.5.2
City of El Segundo General Plan Conservation Element	Conservation of coastal resource, water resources, biotic resources, and mineral resources.	Sections 5.4.2, 5.4.5.3
Draft Coastal Zone Three Mile Buffer Area Plan for the Venice-Westchester-Playa Del Rey Section	Coastal protection and management.	Sections 5.4.2, 5.4.5.3
Coastal Transportation Corridor Specific Plan Ordinance No. 168999 for the Westchester-Playa Del Rey Community Plan Area	Coastal protection and management.	Sections 5.4.2, 5.4.5.3
City of Manhattan Beach General Plan Natural Resources Element	Management of water resources, plant resources, open space, and recreational resources, particularly beach areas.	Sections 5.4.2, 5.4.5.3

TABLE 5.5-26**LORS APPLICABLE TO WATER RESOURCES**

LORS	Applicability	Conformance
Federal		
40 CFR Part 423 Effluent Guidelines and Standards for Steam Electric Generating Point Source Category	Prescribe effluent limitation guidelines for once-through cooling water and various in-plant waste streams	Existing NPDES (Appendix H)
Clean Water Act § 402, 33 USC § 1342; 40 CFR Parts 122 - 136.	NPDES permit for construction activities and preparation of a SWPPP and Monitoring Program. Coverage under NPDES General Construction Activity Stormwater Permit needed.	Section 5.5.2.1
Clean Water Act § 316 (b)	Requires that the location, design, construction and capacity of cooling water intake structures reflect Best Available Technology (BAT) for minimizing adverse environmental impacts.	Section 5.5.1.1.1 Section 5.5.2.1.2
Clean Water Act § 311; 33 USC § 1321; 40 CFR Parts 110, 112, 116, 117.	Reporting of any prohibited discharge of oil or hazardous substance.	Section 5.5.1.1.3
California Porter-Cologne Water Quality Control Act of 1972; Cal. Water Code, § 13000-14957. Division 7. Water Quality.	Siting, operation and closure of waste disposal requires submission of waste and site classification for waste discharge permit.	Section 5.5.2.1.4
State		
California Constitution, Article 10 § 2.	Avoid the waste or unreasonable uses of water. Regulates methods of use and methods of diversion of water.	Section 5.5.2.1.2
Water Quality Control Plan for the Ocean Waters of California (Ocean Plan)	Establishes water quality objectives for the coastal waters of California	Section 5.5.1
State Water Resources Control Board, Resolution 75 - 58 (June 18, 1975).	Comply with policy on the use and disposal of inland water used for power plant cooling.	Section 5.5.1.1

**TABLE 5.5-26
(CONTINUED)**

California Water Code §§ 13271 – 13272; 23 CCR §§ 2250 - 2260.	Reporting of releases of reportable quantities of hazardous substances or sewage and releases of specified quantities of oil or petroleum products.	Section 5.5.1.1.3
State Water Resources Control Board Resolution 75 (September 18, 1975). Water Quality Control Plan for Control of Temperature in the Coastal and Interstate Waters and Enclosed Bays and Estuaries of California	Establishes temperature objectives for the Pacific Ocean	Section 5.1.1.3
California Public Resources Code § 25523(a); 20 CCR §§ 1752, 1752.5, 2300 - 2309, and Chapter 2 Subchapter 5, Article 1, Appendix B, Part (1).	Requires information concerning proposed water resources and water quality protection.	Section 5.5.1
Local		
No local LORS apply to Water Resources		

TABLE 5.6-16**LORS APPLICABLE TO BIOLOGICAL RESOURCES**

AFC Section	Jurisdiction	Authority	Administering Agency	Requirements/Compliance.
Sections 5.6.2.1, 5.6.3, 5.6.4 and 5.6.5.1	Federal	Endangered Species Act of 1973; 16 USC § 1531 et seq.; 50 CFR Parts 17 and 222.	US Fish and Wildlife Service (USFWS)	Protection and management of federally-listed threatened or endangered plants and animals and their designated critical habitats (terrestrial and avian species). Section 7 Endangered Species Act consultation with USFWS (or Section 10A).
Sections 5.6.3 and 5.6.5.1	Federal	National Environmental Policy Act; 42 SC § 4321 et seq.	USFWS	Analysis of impacts of Federal action.
Section 5.6.2.1.3, 5.6.2.1.4, 5.6.5.1	Federal	Marine Mammal Protection Act 16 USC 1 §361 et seq.; 50 CFR Part 216	National Marine Fisheries Service	Place a moratorium on the taking of any marine mammal or derivative of said mammal when there are no permits issued for such taking.
Section 5.6.5.1	Federal	Migratory Bird Treaty Act; 16 USC §§ 703 - 711; 50 CFR Subchapter B.	USFWS	Protection of migratory birds.
Sections 5.6.2.1.3 and 5.6.5.1	Federal	Fish and Wildlife Coordination Act; 16 USC §§ 661 - 666	USFWS	Conservation of fish and wildlife.
Sections 5.6.1.5.1 and 5.6.5.2	State	California Endangered Species Act of 1984; California Fish & Game Code §§ 2050 - 2098.	California Department of Fish and Game (CDFG)	Consultation Requirement
Sections 5.6.2.1 and 5.6.5.2	State	California Species Preservation Act of 1970; California Fish & Game Code §§ 900-903.	CDFG	Protection and enhancement of the birds, mammals, fish, amphibians and reptiles of California.
Sections 5.6.5.2	State	California Coastal Act of 1976 §30230, §30231, and §30240	California Coastal Commission	Compliance with biological policies and coastal zone management.
Sections 5.6.2.1 and 5.6.5.2	State	California Fish & Game Code § 4700 & §5515	CDFG	No taking of mammals listed as fully protected
Sections 5.6.2.1 and 5.6.5.2	State	California Fish & Game Code § 3511 & §5050	CDGF	No taking of birds, reptiles, or amphibians listed as fully protected.

TABLE 5.6-16
(CONTINUED)

AFC Section	Jurisdiction	Authority	Administering Agency	Requirements/Compliance.
Sections 5.6.2.2, 5.6.2.3, and 5.6.5.2	State	California Fish & Game Code § 3503.	CDFG	No taking or possessing of the nests or eggs of birds.
Sections 5.6.2 and 5.6.5.2	State	California Environmental Quality Act; California Public Resources Code § 21000 et seq.	CEC	Protection of environment.
Section 5.6.5.3	Local	Land Use Element, Open Space and Recreation Element, and Conservation Element of the City of El Segundo General Plan.	City of El Segundo Community Economic and Development Services Department	Ensure that proposed development projects demonstrate a high degree of compatibility with any threatened or endangered species.
Section 5.6.5.4	Industry	None applicable.	-----	-----

TABLE 5.7-10**SUMMARY OF LORS AND COMPLIANCE CULTURAL RESOURCES**

AFC Section	Jurisdiction	Authority	Administering Agency	Requirements/Compliance
Sections 5.7.1, 5.7.5.1	Federal	NHPA, as amended; 16 USC § 470 et. seq.; Section 106; 36 CFR 60.4 and 800.	*SHPO/Lead Federal Agency	Formal findings by the lead Federal agency for cultural resources in consultation with the SHPO and the Advisory Council on Historic Preservation. Implement procedures for dealing with cultural resources discovered during construction.
Sections 5.7.1, 5.7.5.1		NEPA; 42 USC 4321 - 4327; 40 CFR § 1502.25.	*Lead Federal Agency	Analysis of potential environmental impacts on federal lands.
Sections 5.7.1, 5.7.2, 5.7.5.1		Federal Antiquities Act of 1906: 16 USC 432, 433	*Lead Federal Agency	Basic legislation for preservation of cultural properties on Federal lands.
Sections 5.7.1, 5.7.5.1		Executive Order 11593	*Lead Federal Agency	Directs Federal agencies to inventory, nominate properties to the NRHP and protect cultural resources
Sections 5.7.1, 5.7.5.1		Archaeological and Historic Preservation Act of 1976 (16 USC 469)	*Secretary of the Interior and Lead Federal Agency	Provides for coordination with the Secretary when a Federally licensed undertaking may cause irreparable damage to significant cultural resources.
Sections 5.7.1, 5.7.5.1		Archaeological Resources Protection Act of 1979 16 USC 470a et. seq.	*Secretary of the Interior and Lead Federal Agency	Provides for felony-level penalties for destruction, damage or removal of cultural resources on Federal lands.
Sections 5.7.1, 5.7.5.1		Native American Graves Protection and Repatriation Act of 1990 (25 USC 3001).	*Lead Federal Agency	Establishes mechanism for right of Indian tribes to claim ownership of human remains and certain cultural items.
Sections 5.7.1, 5.7.5.1		Secretary of the Interior's Standards and Guidelines, September 29, 1983.	*Secretary of the Interior and Lead Federal Agency	Establishes standards for the gathering and treatment of data related to cultural resources.
Sections 5.7.1, 5.7.5.1		Prevention of Significant Deterioration (PSD) permit	*U.S. Fish and Wildlife Services (USFWS) (via delegation to South Coast Air Quality Management District (SCAQMD))	Provided when issuance of the PSD permit is a "federal undertaking" and requires compliance with section 106 of the NHPA.
Sections 5.7.1, 5.7.2, 5.7.3, 5.7.5.2	State	California Environmental Quality Act (CEQA) Section 15064.5; California Public Resources Code § 5024, 5024.5, and 21083.2; Title 14, CCR § 15126.4	CEC	Formal findings by the lead state agency regarding project-related effects to important cultural resources.

TABLE 5.7-10**(CONTINUED)**

AFC Section	Jurisdiction	Authority	Administering Agency	Requirements/Compliance
Sections 5.7.1, 5.7.2, 5.7.3, 5.7.5.2		Cal. Pub. Res. Code §§ 25523(A), 25527; 20 CCR §§ 1752, 1752.5, 2300 – 2309, and Chapter 2, Subchapter 5, Article 1, Appendix B, Part (i).	CEC	Special consideration of unique historical, archaeological and cultural sites.
Sections 5.7.1, 5.7.2, 5.7.3, 5.7.5.2		Cal. Health & Safety Code § 7050.5.	County Coroner (Medical Examiner) Mr. Lakshmanan Sathyavagiswaran, M.D. (323)343-0714	Determination of origin of human remains and coordination with NAHC.
Sections 5.7.1, 5.7.2, 5.7.5.2	State (continued)	Cal. Pub. Res. Code § 5024.1	State Historical Resources Commission	Provides for the establishment of the California Register of Historic Resources and procedures for nominating sites to the Register.
Sections 5.7.3, 5.7.5.2		Cal. Pub. Res. Code § 5097.94 and 5097.98. 21	Native American Heritage Commission (NAHC) Rob Wood (916) 653-4040	Provides for mediation of disputes related to recovery and treatment of Native American human remains and identification of Most Likely Descendants.
Sections 5.7.2, 5.7.3, 5.7.5.3	Local	Los Angeles County General Plan (Los Angeles County 1980).	Los Angeles County Mr. Lee Stark (213) 974-6467	Provides policies to protect and identify historical, archaeological, paleontological, geological and significant architectural structures.
Sections 5.7.2, 5.7.3, 5.7.5.3		Los Angeles County Code Title 22; Chapter 22.56.215 Section F1b.	Los Angeles County Mr. Lee Stark (213) 974-6467	Requires projects in hillside management areas be compatible with the natural, biotic, cultural, scenic and open space resources of the area.
Sections 5.7.2, 5.7.3, 5.7.5.3		City of El Segundo Planning Department	City of El Segundo Mr. Enrique Huerta (310) 322-4670	The city follows all provisions of CEQA and requires notification of significant cultural findings to the administering city or state agency.
Section 5.7.5.3	Local (continued)	Los Angeles City Planning Department	City of Los Angeles Mr. Con Howe (213) 580-1160	The city follows all provisions of CEQA and will be notified of significant cultural findings.
Section 5.7.5.4	Industry	None Applicable	--	--
Sections 5.7.3, 5.7.5.2	State	California's Public Resources Code §5097.5		It is a misdemeanor to remove archaeological resources or paleontological remains on public lands.

TABLE 5.7-10

(CONTINUED)

AFC Section	Jurisdiction	Authority	Administering Agency	Requirements/Compliance
Sections 5.7.3, 5.7.5.1	Federal	American Indian Religious Freedom Act of 1979, 42 USC 1996		To protect and preserve American Indian right to traditional religions, including access to religious sites.

* This project is not a Federal undertaking at this time and is not expected to trigger any of the Federal LORS described herein.

TABLE 5.8-4

LORS APPLICABLE TO PALEONTOLOGICAL RESOURCES

Jurisdiction	LORS	Applicability	Conformance Section
Federal	NEPA; 42 USC 4321 – 4327; 40 CFR § 1502.25.	Analysis of potential environmental impacts on federal lands.	5.8.5.1, 5.8.1, 5.8.2
State	1978 Memorandum from the Associate Director of the US BLM	Implement significance criteria for paleontological resources.	
	California Environmental Quality Act (CEQA) Section 15064.5; California Public Resources Code § 5024, 5024.5, and 21083.2; Title 14, CCR § 15126.4 Cal. Pub. Res. Code § 5097.5	Formal findings by the lead state agency regarding project-related effects to important paleontological resources.	5.8.5.2, 5.8.1, 5.8.2
Local	Los Angeles County General Plan (Los Angeles County 1980).	This code section makes it a misdemeanor to remove without authorization paleontological remains on sites located on public lands	5.8.5.2, 5.8.1, 5.8.2, 5.8.3
	Los Angeles County Code Title 22; Chapter 22.56.215 Section F1b.	Provides policies to protect and identify historical, archaeological, paleontological, geological and significant architectural structures.	5.8.5.3, 5.8.1, 5.8.3
	City of El Segundo Planning Department	Requires projects in hillside management areas be compatible with the natural, biotic, cultural, scenic and open space resources of the area.	5.8.5.3, 5.8.1, 5.8.3
	City of Manhattan Beach Community Development Department Los Angeles City Planning Department	The city follows all provisions of CEQA and requires notification of significant paleontological findings to the administering city or state agency. The city follows all provisions of CEQA and will be notified of significant paleontological findings.	5.8.5.3, 5.8.3
Industry	None applicable.	The city follows all provisions of CEQA and will be notified of significant paleontological findings. --	5.8.5.3, 5.8.3 5.8.5.4

* This project is not a Federal undertaking at this time and is not expected to trigger any of the Federal LORS described herein

TABLE 5.9-5

LORS AND COMPLIANCE FOR LAND USE

Conformance (Section)	LORS	Jurisdiction	Applicability
Federal			
Section 5.9, Land Use, 5.11.5.1	14 CFR Part 77, “Objects Affecting Navigable Airspace.”	Federal Aviation Administration, Western Pacific Regional Office Air Traffic Division	Requires completion of FAA Form 7460-1 “Notice of Proposed Construction or Alteration” (NCPA) whenever any project results in construction or alteration of structures more than 200 feet in height above ground level.
State			
5.9.5.2	Cal. Pub. Res. Code § 25523(a); 20 CCR §§ 1752, 1752.5, 2300 - 2309, and Chapter 2, Subchapter 5, Appendix B, Part (i)(3) and (4).	CEC	Evaluate compatibility of the proposed project with relevant land use plans.
5.9.5.2	California Coastal Act	California Coastal Commission	Comply with applicable Coastal Act policies and Local Coastal Programs.
Local			
5.9.5.3	El Segundo Zoning Ordinance.	City of El Segundo Community Economic and Development Services Department	Compliance with policies, development standards, and specific zoning requirements.
5.9.5.3	El Segundo General Plan.	City of El Segundo Community Economic and Development Services Department	Comply with land use provisions.
5.9.5.3	El Segundo Local Coastal Plan.	City of El Segundo Community Economic and Development Services Department	Comply with policies addressing coastal zone management.
5.9.5.3	El Segundo Municipal Code	City of El Segundo Community Economic and Development Services	Comply with all applicable municipal codes.
5.9.5.3	Manhattan Beach General Plan	City of Manhattan Beach Community Development Department	Comply with land use provisions.

TABLE 5.9-5**(CONTINUED)**

Conformance (Section)	LORS	Jurisdiction	Applicability
5.9.5.3	Manhattan Beach Zoning Ordinance	City of Manhattan Beach Community Development Department	Compliance with policies, development standards, and specific zoning requirements.
5.9.5.3	Westchester-Playa Del Rey District Plan	City of Los Angeles Planning Department	Comply with land use provisions. No applicable policies related to land use were identified.
5.9.1.1	City of El Segundo Municipal Code – Title 20 Zoning Section 20.41.020 – 20.41.025	City of El Segundo, Community Economic and Development Services Dept.	Defines uses permitted within the M-2 heavy Industrial Zone
5.9.1.1	City of El Segundo Municipal Code – Title 20 Zoning Section 20.41.030 (Ord. 1239).	City of El Segundo, Community Economic and Development Services Dept.	Defines uses subject to a Administrative Use Permit within the M-2 heavy Industrial Zone
5.13	City of El Segundo Municipal Code – Title 20 Zoning Section 20.12.170	City of El Segundo, Community Economic and Development Services Dept.	Provides landscaping guidelines.
5.9.5.3	City of El Segundo Municipal Code – Title 20 Zoning Section 20.54	City of El Segundo, Community Economic and Development Services Dept.	Provides guidelines concerning Off-Street Parking and Loading Spaces
5.9.5.3	City of El Segundo Municipal Code – Title 20 Zoning Section 20.41.090	City of El Segundo, Community Economic and Development Services Dept.	Provides guidelines concerning signage requirements
5.9.5.2	City of El Segundo Municipal Code – Title 20 Zoning Section 20.92.030	City of El Segundo, Community Economic and Development Services Dept.	Projects exempt from Coastal Development Permit requirements.
5.9.5.2	City of El Segundo General Plan – 1992 Land Use Element <i>Goals, Objectives, and Policies</i> Policy LU1-5.6	City of El Segundo, Department of Planning and Building Safety	Requires all projects to adhere to the processing and review requirements found in the City Zoning Ordinance and the guidelines for the implementation of the California Environmental Quality Act (CEQA).

TABLE 5.9-5

(CONTINUED)

Conformance (Section)	LORS	Jurisdiction	Applicability
5.14.3 5.15.3 5.16.3	City of El Segundo General Plan – 1992 Land Use Element <i>Goals, Objectives, and Policies</i> Policy LU5-1.1	City of El Segundo, Department of Planning and Building Safety	Requires that offensive and hazardous industrial uses should be restricted to designated locations and appropriate regulations adopted to minimize hazards.
5.13.3	City of El Segundo General Plan – 1992 Land Use Element <i>Goals, Objectives, and Policies</i> Policy LU5-2.1	City of El Segundo, Department of Planning and Building Safety	New industrial developments shall provide landscaping in parking areas and around the buildings. This landscaping is to be permanently maintained.
5.2.3 & 5.2.4 5.3.3 & 5.3.4 5.5.3 & 5.5.4 5.6.3 & 5.6.4 5.7.3 & 5.7.4 5.8.3 & 5.8.4 5.12.3 & 5.12.4	City of El Segundo General Plan – 1992 Land Use Element <i>Goals, Objectives, and Policies</i> Policy LU5-2.3	City of El Segundo, Department of Planning and Building Safety	New industrial developments shall comply with seismic, noise, air, water, and environmental regulations.
5.5.1 5.11.1	City of El Segundo General Plan – 1992 Land Use Element <i>Goals, Objectives, and Policies</i> Policy LU7-1.2	City of El Segundo, Department of Planning and Building Safety	No new development shall be allowed unless adequate public facilities are in place or provided for.
5.14.3 5.15.3 5.16.3	City of El Segundo Municipal Code – Title 6 <i>Health and Sanitation</i> , 6.21.010 (Ord. 1088). California Health and Safety Code Sections 25500 through 25521	City of El Segundo, Department of Planning and Building Safety	The city manager is the administering agency for the implementation of the hazardous material inventory and emergency response program
5.4.3 5.5.3 & 5.5.4	City of El Segundo Municipal Code – Title 6 <i>Health and Sanitation</i> , 6.26.060 (Ord.1235).	City of El Segundo, Department of Public Works	Applicants for building approval shall either submit a separate Urban Runoff Mitigation Plan or shall address the requirements of urban runoff mitigation.
5.5.3 & 5.5.4	City of El Segundo Municipal Code – Title 6 <i>Health and Sanitation</i> , 6.26.070 (Ord. 1235).	City of El Segundo, Department of Planning and Building Safety	All permits required by state or federal law, including but not limited the filing of a Notice of Intent to comply with a NPDES General Construction Activity Storm Water Permit are required for applicable construction projects
5.11.5.5	City of El Segundo Municipal Code – Title 7 <i>Sewers</i> , 7.12.010 (Ord.1093).	City of El Segundo, Department of Public Works	No person shall connect to or tap a public sewer of the city or maintain a connection or tap to such sewer without obtaining a permit from the public works director, an excavation permit, and an easement permit.

TABLE 5.9-5

(CONTINUED)

Conformance (Section)	LORS	Jurisdiction	Applicability
5.12.5.5	City of El Segundo Municipal Code – Title 9 <i>Nuisances</i> , 9.06.010 (Ord. 958, Ord.1242).	City of El Segundo Police Department	Causing or allowing any noise or vibration in a manner prohibited is a public nuisance.
5.2.5.5	City of El Segundo Municipal Code – Title 9 <i>Nuisances</i> , 9.07.010 (Ord. 1184)	City of El Segundo Police Department	Unnecessary and excessive emission of dust and particulate matters is a public nuisance.
5.11.3 5.15.3 & 5.15.4	City of El Segundo Municipal Code – Title 10 <i>Vehicles and Traffic</i> , 10.30.010 (Ord. 1003).	City of El Segundo, Department of Planning and Building Safety	A vehicle transporting a hazardous material must be attended at all times by its driver.
5.11.5.5	City of El Segundo Municipal Code – Title 12 Excavations and Obstructions, 12.04.010 (Ord. 1130).	City of El Segundo, Department of Planning and Building Safety	A permit shall be required for any work or encroachment in the public right-of-way.
5.9.5.5	City of El Segundo Municipal Code – Title 16 <i>Buildings and Structures</i> , (Ord. 1299).	City of El Segundo, Department of Planning and Building Safety	The 1997 Edition of the Uniform Building Code, promulgated and published by the International Conference of Building Officials are adopted and in effect
5.9.5.5	City of El Segundo Municipal Code – Title 16 <i>Buildings and Structures</i> , 16.06.010 (Ord. 1152).	City of El Segundo, Department of Planning and Building Safety	Procedures and standards for identification and classification of un-reinforced masonry bearing wall buildings.
5.9.5.5	City of El Segundo Municipal Code – Title 16 <i>Buildings and Structures</i> , 16.08.010 (Ord. 1300 superseding Ord. 1234).	City of El Segundo, Department of Planning and Building Safety	The 1996 Edition of the National Electrical Code, promulgated and published by the International Conference of Building Officials, is adopted and in effect
5.9.5.5	City of El Segundo Municipal Code – Title 16 <i>Buildings and Structures</i> , 16.12.010 (Ord. 1303).	City of El Segundo, Department of Planning and Building Safety	The 1997 Edition of the Uniform Plumbing Code, promulgated and published by the International Association of Plumbing and Mechanical Officials and the International Conference of Building Officials, is adopted and in effect.
5.9.5.5	City of El Segundo Municipal Code – Title 16 <i>Buildings and Structures</i> , 16.16.010 (Ord. 1304 superseding Ord. 1230).	City of El Segundo, Department of Planning and Building Safety	The 1997 Edition of the Uniform Mechanical Code, promulgated and published by the International Conference of Building Officials, is adopted and in effect
5.9.5.3	City of El Segundo Municipal Code – Title 16 <i>Buildings and Structures</i> , 16.24.010(Ord. 1305 superseding 1233).	City of El Segundo, Department of Planning and Building Safety	The 1997 Edition of the Uniform Sign Code, promulgated and published by the International Conference of Building Officials, is adopted and in effect

TABLE 5.9-5

(CONTINUED)

Conformance (Section)	LORS	Jurisdiction	Applicability
5.9.5.3	City of El Segundo Municipal Code – Title 16 <i>Buildings and Structures</i> , 16.40.010 (Ord. 672).	City of El Segundo, Department of Planning and Building Safety	Describes and identifies Fire Zones
5.9.5.3 5.9.5.5	City of El Segundo Municipal Code – Title 17 <i>Fire Prevention</i> , 17.04.010(Ord. 1298).	City of El Segundo, Department of Planning and Building Safety	The Uniform Fire Code, 1997 promulgated and published by the International Fire Code Institute, Western Fire Chiefs Association, and the International Conference of Building Officials, is adopted and in effect
5.9.5.3 5.9.5.5	City of El Segundo Municipal Code – Chapter 19.16	City of El Segundo, Department of Planning	Specific requirements for lot line adjustments and subdivisions as required under the California Subdivision Map Act.
5.9.5.5	City of El Segundo Municipal Code – Chapter 20.55 Transportation Systems Management	City of El Segundo, Department of Planning and Building Safety	Sets forth requirements for major employers and occupants for ridesharing and other programs.
5.9.5.5	City of Manhattan Beach Municipal Code – Title 5 <i>Sanitation and Health</i> , 5.36.030 (Ord. 649)	City of Manhattan Beach, Department of Community Development	Required. It shall be unlawful for any person to construct any public sewer or public sewer connection in the City without first obtaining the necessary written permit from the Building Inspector.
5.9.5.5	City of Manhattan Beach Municipal Code – Title 5 <i>Sanitation and Health</i> , 5.48.060 (Ord. 1957)	City of Manhattan Beach, Department of Community Development	Regulates construction noise and hours permissible to perform construction.
5.9.5.5	The City of Manhattan Beach Municipal Code , Title 7- <i>Public Works</i> , Section 7.08.010 (Ord. 307).	City of Manhattan Beach, Department of Public Works	“Street-cut” permit
5.9.5.5	The City of Manhattan Beach Municipal Code , Title 7- <i>Public Works</i> , Section 7.16.030	City of Manhattan Beach, Department of Public Works	Excavation permit
5.9.5.5	The City of Manhattan Beach Municipal Code , Title 7- <i>Public Works</i> , Section 7.28.100 (Ord. 1109)	City of Manhattan Beach, Department of Public Works	Owners of property within a District shall construct the portion of the service connections on his property between the property facilities and the termination facility adjacent the property.

TABLE 5.9-5

(CONTINUED)

Conformance (Section)	LORS	Jurisdiction	Applicability
5.9.5.5	The City of Manhattan Beach Municipal Code , Title 7- <i>Public Works</i> , Section 7.36.010 (Ord. 1304 eff. 10/5/72)	City of Manhattan Beach, Department of Public Works	Permit to encroach into a planned or existing public right of way
5.9.5.5	The City of Manhattan Beach Municipal Code , Title 7- <i>Public Works</i> Section 7.40.020	City of Manhattan Beach, Department of Public Works	Permit for activities resulting in installing or maintaining a temporary encroachment
Appendix A, B	City of Manhattan Beach Municipal Code – Title 9 <i>Building Regulations</i> Section 9.32.010 (Ord. 1937)	City of Manhattan Beach, Department of Community Development	The “Uniform Plumbing Code 1997 Edition,” promulgated and published by the International Association of Plumbing and Mechanical Officials, is established and adopted as the “Plumbing Code” of and for the City.
5.9.5.5	City of Los Angeles Municipal Code – Chapter VI <i>Public Works and Property</i> , SEC. 61.02. (Ord. No. 135,199)	City Board of Public Works	Any grading project that will not be completed prior to the commencement of the rainy season may be required to submit plans for the installation of temporary erosion control devices.
5.9.5.5	City of Los Angeles Municipal Code – Chapter VI <i>Public Works and Property</i> , SEC. 61.06. (Ord. No. 142,123)	City Board of Public Works	All work involving City property or rights of way shall be performed in accordance with the provisions of the latest edition of the manual entitled "Work Area Traffic Control" adopted by the Board.
5.9.5.5	City of Los Angeles Municipal Code – Chapter VI <i>Public Works and Property</i> , SEC. 62.02. (Ord. No. 171,924)	City Board of Public Works	No person excavation in or under the surface of any public street or public place without first receiving a permit from the Board to do so.
5.9.5.5	City of Los Angeles Municipal Code – Chapter VI <i>Public Works and Property</i> , SEC. 62.40.	City Board of Public Works	No person shall open, or allow to remain open, any manhole upon any street, sidewalk or right of way without having first obtained a written permit from the Board to do so.
5.9.5.5	City of Los Angeles Municipal Code – Chapter VI <i>Public Works and Property</i> , SEC. 62.45 (Ord. No. 156,300)	City Board of Public Works	No person shall maintain upon any public street, sidewalk or parkway any kind of material or equipment without receiving a permit
5.9.5.5	City of Los Angeles Municipal Code – Chapter VI <i>Public Works and Property</i> , SEC. 62.105.	City Board of Public Works	No person shall do work in any street without first obtaining approval of plans and specifications and the lines and grades therefor from the City Engineer. (Amended by Ord. No. 115,316, Eff. 2/15/60.)

TABLE 5.9-5**(CONTINUED)**

Conformance (Section)	LORS	Jurisdiction	Applicability
5.9.5.5	City of Los Angeles Municipal Code – Chapter VI <i>Public Works and Property</i> , SEC. 62.136. (Ord. No. 82,963)	City Board of Public Works	It shall be unlawful for any person to move any overload upon any public street or place in the City of Los Angeles without a permit therefor from the Board of Public Works of the City of Los Angeles
5.9.5.5	City of Los Angeles Municipal Code – Chapter VI <i>Public Works and Property</i> , SEC. 62.137. (Ord. No. 82,963)	City Board of Public Works	Overloads – When unlawful to move without inspection.
5.11.1 5.11.2	City of Los Angeles County Code, Title 15 <i>Vehicles and Traffic</i> , 15.60.010 (Ord. 86-0091U § 1, 1986; Ord. 84-0101 § 1 (part), 1984; Ord. 12000 § 1 (part), 1979; Ord. 6544 Ch. 2 Art. 5 § 2501, 1954.)	Sheriff's Department of Los Angeles County	Temporary Road Closures
5.11.1 5.11.2	City of Los Angeles County Code, Title 15 <i>Vehicles and Traffic</i> , 15.92.010 (Ord. 226 § 1, 1910.)	Board of supervisors of the county of Los Angeles.	Authorizes the closing of roads during improvement work.
5.11.1 5.11.2	City of Los Angeles County Code, Title 15 <i>Vehicles and Traffic</i> , 15.92.020 (Ord. 82-0134 § 1, 1982; Ord. 226 § 2, 1910.)	Board of supervisors of the county of Los Angeles.	Requires signs when roads are closed.

TABLE 5.10-10**LORS APPLICABLE TO SOCIOECONOMICS**

LORS	Applicability	Conformance (section)
Federal		
Executive Order 12898	Agencies are required to identify and address disproportionately high and adverse human health or environmental effects of their programs, policies, and activities on minority and low income populations	Section 5.10.2.8
State		
Government Code Secs. 65995-65997	Includes provisions for levies against development projects in school districts. The El Segundo School District will implement school impact fees based on new building square footage and project location within the City..	Section 5.10.2.2
Local		
City of El Segundo Project Impact Fees	All development projects are required to pay development fees to cover infrastructure costs.	Section 5.10.2.3

TABLE 5.11-6

LORS APPLICABLE TO TRAFFIC AND TRANSPORTATION

LORS	Applicability	Conformance (Section)
Federal		
49 CFR 171-177	Governs the transportation of hazardous materials, including the marking of the transportation vehicles.	5.11.1.3
14 CFR 77.13(2)(i)	Requires applicant to notify FAA of any construction greater than an imaginary surface as defined by the FAA.	5.11.2.2
14 CFR 77.17	Requires applicant to submit Form 7460-1 to the FAA. MVPC has submitted Form 7460-1 and is awaiting a determination from the FAA.	5.11.2.2
14 CFR 77.21, 77.23, & 77.25	Regulations which outline the obstruction standards which the FAA uses to determine whether an air navigation conflict exists.	5.11.2.2
State		
California State Planning Law, Government Code Section 65302	Requires each city and county to adopt a General Plan consisting of seven mandatory elements to guide its physical development, including a circulation element.	5.11.1
California Vehicle Code Section 35780	Requires approval for a permit to transport oversized or excessive load over state highways.	5.11.2.1
California Vehicle Code Section 31303	Requires transporters of hazardous materials to use the shortest route possible.	5.11.2.2
California Vehicle Code Section 32105	Transporters of inhalation hazardous materials or explosive materials must obtain a Hazardous Materials Transportation License.	5.11.2.2
California Department of Transportation Traffic Manual, Section 5-1.1	Requires Traffic Control Plans to ensure continuity of traffic during roadway construction.	5.11.2.1
Streets and Highways Code, Division 2, Chapter 5.5, Sections 1460-1470	Requires Encroachment Permits for excavations in city streets.	5.11.5.5
Local		
City of El Segundo		

TABLE 5.11-6

(CONTINUED)

LORS	Applicability	Conformance (Section)
City of El Segundo Municipal Code – Title 10 Vehicles and Traffic (Ord. 1154, 1163).	Chapter 10.20 <i>Heavy Vehicles and Equipment</i> - Sections - 10.20.010 requires permits for any vehicle upon City streets with a load or loads in excess of those permitted by the Vehicle Code.	5.11.2.1
City of El Segundo Municipal Code – Title 10 <i>Vehicles and Traffic</i> (Ord. 659)	Chapter 10.40 Truck Routes - Sections - 10.40.010 governs truck routes for the movement of vehicles exceeding a maximum gross weight of three tons.	5.11.2.1
City of El Segundo Municipal Code – Title 12 <i>Streets and Sidewalks</i>	Chapter 12.04 <i>Excavations and Obstructions</i> - Section 12.04.050 requires a permit from the traffic authority before the construction or placement of any building, pipe, conduit or other structure upon any street within the city.	5.11.5.5
City of El Segundo Municipal Code – Title 12 <i>Streets and Sidewalks</i> (Ord. 429).	Chapter 12.04 <i>Excavations and Obstructions</i> - Section 12.04.060 requires a permit from the superintendent of streets or the city council before any work begins upon any street within the city.	5.11.5.5
City of El Segundo Municipal Code – Title 12 <i>Streets and Sidewalks</i> (Ord. 429).	Section 12.04.070 requires suitable and adequate lights to warn users of the street of the obstructions or excavations”	5.11.3 (Trans-3)
City of El Segundo General Plan – 1992 Circulation Element <i>Goals, Objectives, and Policies</i>	Policy C3-1.1 requires all new development to mitigate project-related impacts on the existing and future circulation system and further states that the mitigation measures shall be provided by or paid for by the project developer.	5.11.2, 5.11.3 (Trans-3,5)
City of El Segundo General Plan – 1992 Circulation Element <i>Goals, Objectives, and Policies</i>	Policy C3-1.5 requires a full evaluation of potential traffic impacts associated with proposed new developments prior to project approval. Further, require the implementation of appropriate mitigation measures prior to, or in conjunction with, project development.	5.11.2 and 5.11.4

TABLE 5.11-6

(CONTINUED)

LORS	Applicability	Conformance (Section)
City of El Segundo General Plan – 1992 Circulation Element <i>Goals, Objectives, and Policies</i>	Policy C3-1.6 The City shall require submittal and implementation of a Transportation Management Plan (TMP) for all projects within the Urban Mixed-Use area, and shall encourage a TMP for all projects within the northeast quadrant.	5.11.5.5, 5.11.3 (Trans-3)
City of Manhattan Beach		
The City of Manhattan Beach Municipal Code, Title 7- <i>Public Works</i> (Ord. 307).	Chapter 7.08 <i>Curb, Sidewalk and Driveway Cutting</i> requires a permit before “any opening in or under any curb or sidewalk in any public street, avenue, place or alley in the City”	5.11.2, 5.11.3, 5.11.5.5
The City of Manhattan Beach Municipal Code, Title 7- <i>Public Works</i>	Chapter 7.16 <i>Excavations--Streets, Alleys, Sidewalks and Public Places</i> states that “no person shall make any excavation or construction or fill any excavation in any public place without first obtaining a permit so to do from the Administrative Authority”	5.11.5.5
The City of Manhattan Beach Municipal Code, Title 7- <i>Public Works</i> (Ord. 1304 eff 10/5/72).	Chapter 7.36 <i>Encroachment Permit</i> requires a permit to encroach into a planned or existing public right of way granted by the Director of Public Works.	5.11.5.5
The City of Manhattan Beach Municipal Code, Title 7- <i>Public Works</i>	Chapter 7.40 <i>Construction Site Temporary Encroachment Permit</i> requires a permit for construction or excavation activities that will result in installing or maintaining a temporary encroachment.	5.11.2, 5.11.3, 5.11.5.5
The City of Manhattan Beach Municipal Code, Title 10 – <i>Planning and Zoning Ordinance</i>	Chapter 10.80, Part V Administrative Regulations contained in the Planning and Zoning Ordinance - Section 10.80.010 requires building, grading, or demolition permits shall be issued unless the Director of Community Development determines that each new or expanded use or structure complies with all of the requirements of the Municipal Code.	5.11.2, 5.11.3, 5.11.5.5

TABLE 5.11-6

(CONTINUED)

LORS	Applicability	Conformance (Section)
The City of Manhattan Beach Municipal Code, Title 14 – <i>Traffic</i>	Chapter 14.48 <i>Restricted Use of Certain Streets</i> - Section 14.48.010 designates streets to be truck routes for the movement of vehicles exceeding a maximum gross weight of three tons.	N/A
The City of Manhattan Beach Municipal Code, Title 14 – <i>Traffic</i>	Chapter 14.64 <i>Movement of Heavy Vehicles and Equipment</i> – Section 14.64.010 requires a permit to move or operate upon any of the City streets any vehicle with a load or loads in excess of those permitted by the Vehicle Code.	N/A
City of Los Angeles (Community of Playa Del Rey)		
City of Los Angeles General Plan – Circulation Element, <i>Chapter IV Goals, Objectives, and Policies</i>	GOAL A. Objective 5. Policy 5.8 encourages the development and siting of pipelines only within suitable utility corridors or public rights-of-way in such a manner as to least disrupt sensitive environments, to protect public health, ground water quality, and to improve the safety and reliability of the system.	5.11.1, 5.11.2
City of Los Angeles General Plan – Circulation Element <i>Chapter VII Implementation Programs</i>	Policy 12 formulates citywide development standards and maintain that any proposed partial street closure shall be subject to approval by LADOT and the Los Angeles Fire Department.	5.11.2, 5.11.3 (Trans-3)
City of Los Angeles General Plan – Circulation Element <i>Chapter VII Implementation Programs</i>	Policy 18. Mandates the goals and implementation of Transportation System Management programs.	5.11.2, 5.11.3 (Trans-3)
City of Los Angeles General Plan – Circulation Element <i>Chapter VII Implementation Programs</i>	Policy 30. Transportation Element policies shall be considered in building permit application review and public works approvals.	5.11.2, 5.11.3 (Trans-3)

TABLE 5.12-10

LAWS, ORDINANCES AND REGULATIONS (LORS) APPLICABLE TO NOISE

LORS	Applicability	Conformance (Section)
Federal:		
EPA 1974 Noise Guidelines	Guidelines for State and Local Governments.	N/A
The Occupational Safety and Health Act of 1970 (OSHA), (29 CFR § 1919 et seq.).	Guidelines for exposure of workers to noise during construction and operations.	Section 5.16.5.1
Noise Control Act (1972) as amended by the Quiet Communities Act (1978); (42 USC 4901 - 4918)	Separate noise-sensitive areas are encouraged.	N/A
State:		
Cal/OSHA Occupational Noise Exposure Regulations (8 CCR, General Industrial Safety Orders, Article 105, Control of Noise Exposure, § 5095, et seq.).	Sets employee noise exposure limits. Equivalent to Federal OSHA standards.	Section 5.12.5.2
Cal. Noise Control Act of 1973 (Cal. Health and Safety Code, Division 28).	Comply with local noise ordinances.	N/A
Local:		
City of El Segundo Noise Element, Program N1-2.1C	The City shall strictly enforce the El Segundo Municipal Code's noise standards for stationary sources, particularly industrial facilities and construction activities.	Sections 5.12.2.3, 5.12.5.3
City of El Segundo Noise Ordinance (Chapter 9.06, Noise and Vibration regulations, El Segundo Municipal Code), Section 9.06.040	Sets permissible project-related increases above ambient noise levels by land use; 5 dBA above ambient noise level for residential, 8 dBA above ambient noise level for commercial and industrial.	Sections 5.12.2.3, 5.12.5.3

TABLE 5.12-10**(CONTINUED)**

LORS	Applicability	Conformance (Section)
City of El Segundo Noise Ordinance, Section 9.06.060	Prohibits the creation of any loud, unusual or unnecessary noise. Any device or equipment producing highly tonal in nature or otherwise distinct could be considered as being in violation of the city's noise ordinance.	Section 5.12.5.3
City of El Segundo Noise Ordinance, Section 9.06.080(4)	Exempts construction activities from the noise ordinance, provided that construction does not take place between the hours of 6:00 p.m. and 7:00 a.m. Monday – Saturday or any time on Sunday or a federal holiday, and provided the noise level from such activities does not exceed the noise standard of 65 dBA plus the allowable limits by land use (5 dBA for residential, 8 dBA for industrial/commercial).	Section 5.12.5.3
City of Manhattan Beach Noise Element, Page N-4	Establishes the Community Noise Ordinance as the most effective method to control noise impacts from non-transportation related noise sources.	N/A
City of Manhattan Beach Noise Element, Policy 3.2 (Non-Transportation Noise Impacts)	Requires that the potential for noise be considered when approving new development to reduce the possibility of adverse noise effects.	N/A
City of Manhattan Beach Noise Element, Policy 3.3 (Non-Transportation Noise Impacts)	Requires that noise generated by construction activities be evaluated to ensure compliance with the Community Noise Ordinance.	Section 5.12.5.3

TABLE 5.12-10**(CONTINUED)**

LORS	Applicability	Conformance (Section)
City of Manhattan Beach Noise Ordinance, Chapter 5.48.160	Specifies exterior noise standards for residential land uses by time of day; 10:00 p.m. to 7:00 a.m., 45 dBA for noises having a duration of 30 minutes or more in any one-hour period. From 7:00 a.m. to 10:00 p.m., 50 dBA. If the ambient noise level exceeds the noise standards, the noise standard may be increased to reflect said ambient noise level. Also, if the location is on the boundary between two different land use classifications, the noise limit applicable to the more restrictive land use plus 5 decibels shall apply.	Section 5.12.5.3
City of Manhattan Beach Noise Ordinance, Chapter 5.48.060	Exempts noise from construction activities, provided said activities do not take place between the hours of 6:00 p.m. and 7:30 a.m. Monday through Friday, 6:00 p.m. and 9:00 a.m. Saturday, 4:00 p.m. and 10:00 a.m. Sunday or City-designated holidays.	Section 5.12.5.3
City of Los Angeles Draft L.A. California Environmental Quality Act (CEQA) Thresholds Guide.	A project is considered to have a significant impact if the project causes the ambient noise level measured at the property line of affected uses to increase by 3 dBA CNEL to or within the “normally unacceptable” category, or any 5 dBA or greater noise level increase. The applicable noise standards are 70 – 80 dBA CNEL for “conditionally acceptable”, and above 75 dBA CNEL for “normally unacceptable”.	Section 5.12.5.3

TABLE 5.13-1

LORS APPLICABLE TO VISUAL RESOURCES

LORS	Applicability	Section
FEDERAL		
No federal LORS	Not applicable	Not applicable
STATE		
No state LORS	Not applicable	Not applicable
CITY OF EL SEGUNDO		
OBJECTIVE LU-1-1 Preserve and Maintain the City’s low-medium density residential nature, with low building height profile and character, and minimum development standards.	Limit development to be consistent with existing City density and appearance.	Sections 5.13.2.2.2, 5.13.3.1, and 5.13.4
OBJECTIVE LU1-2 Prevent deterioration and blight throughout the City.	Project Design Decisions made to ensure objectives maintain consistency.	Section 5.13.4
Policy LU1-2.2 Prevent deterioration and blight; properties should be maintained at all times in accordance with City of El Segundo codes.	Maintain and, if necessary, improve visual character of all properties.	Section 5.13.4
OBJECTIVE LU1-5 Recognize the City as a comprehensive whole and create policies, design standards, and monumentation that will help create a sense of place for the entire city.	Require appearance of City structures to be consistent and unified.	Section 5.13.4
Policy LU1-5.2 Adopt a comprehensive sign ordinance that will regulate the quantity, quality, and location of signs.	Require City signage to be consistent and unified.	Sections 5.13.1.2 and 5.13.4
Policy LU1-5.3 Preserve existing street trees and encourage new ones consistent with the City Tree Program.	Maintain and promote use of trees as a means of beautification.	Section 5.13.2.2.2

TABLE 5.13-1

(CONTINUED)

LORS	Applicability	Section
<p><i>Policy Lu1-5.4</i> Adopt action programs that will provide for planting of trees in all the City streets, landscaping of median strips in major and secondary highways, improvement and beautification of parking lots, railroad rights-of-way, unsightly walls or fences, and vacant lots.</p>	<p>Use vegetation as a means to improve the appearance of transportation corridors and disturbed open areas.</p>	<p>Sections 5.13.1.2, 5.13.4, and 5.13.4.1</p>
<p><i>Policy LUI-5.5</i> Develop an active program to beautify the major entrances to the City. Landscaping and an attractive monument with the City’s name and other design features would heighten the City’s identification.</p>	<p>Use landscaping and art as a means of introduction between the City and outlying areas.</p>	<p>Sections 5.13.4 and 5.13.4.1</p>
<p><i>Policy LUI-5.7</i> Appropriate buffers such as walls, landscaping, or open space, shall be provided between residential and non-residential uses. Development within the Corporate Office area abutting Single-Family Residential shall maintain a 100-foot building set-back, including a 25-foot landscape buffer, adjacent to the Single-Family area.</p>	<p>Protect residential uses from non-residential by using buffers, which may include visually appealing elements such as landscaping and/or landscaped open space.</p>	<p>Sections 5.13.1.2, 5.13.4, and 5.13.4.1</p>
<p><i>POLICY Lu1-5.8</i> INNOVATIVE LAND DEVELOPMENT AND DESIGN TECHNIQUES AS WELL AS NEW MATERIALS AND CONSTRUCTION METHODS SHOULD BE ENCOURAGED.</p>	<p>Introduce modern landscape design and architecture that is consistent with existing design.</p>	<p>Sections 5.13.1.2 and 5.13.4</p>
<p><i>OBJECTIVE LU3-2</i> Preserve and maintain the City’s low-medium residential nature, with low building height and profile and character, and minimum development standards</p>	<p>Limit development to be consistent with existing City density and appearance.</p>	<p>Sections 5.13.2.2.2, 5.13.3.1, and 5.13.4</p>

TABLE 5.13-1

(CONTINUED)

LORS	Applicability	Section
<p><i>Policy LU3-2.3</i> Appropriate buffers such as walls, landscaping, or open space, shall be provided between residential and non-residential uses.</p>	<p>Protect residential uses from non-residential by using buffers, which may include visually appealing elements such as landscaping and/or landscaped open space.</p>	<p>Sections 5.13.1.2, 5.13.2.2.2, 5.13.3.1, and 5.13.4</p>
<p><i>Policy LU3-2.5</i> Concerted public and private effort should be directed toward the upgrading and rehabilitation of older dwellings and toward the removal of substandard units.</p>	<p>Ensure that residential areas are not blighted and pose a health and safety risk.</p>	<p>Section 5.13.4</p>
<p><i>Policy LU3-2.6</i> Develop property maintenance standards to ensure proper upkeep of all residential properties.</p>	<p>Ensure that residential areas are not blighted and pose a health and safety risk.</p>	<p>Section 5.13.4</p>
<p><i>Policy LU3-2.7</i> Develop housing programs to retrofit and improve existing homes.</p>	<p>Ensure that residential areas are not blighted and pose a health and safety risk.</p>	<p>Section 5.13.4</p>
<p>OBJECTIVE LU5-2 Encourage the construction of high-quality, well-designed industrial developments through the adoption of property development standards and provisions of community services and utilities.</p>	<p>Adopt development standards to ensure new industrial developments are of high quality and visual integrity.</p>	<p>Section 5.13.4</p>
<p><i>Policy LU5-2.1</i> New industrial developments shall provide landscaping is to be permanently maintained.</p>	<p>Ensure that landscaping beautifies all new industrial developments.</p>	<p>Section 5.13.4</p>
<p><i>POLICY LU5-2.2</i> All outdoor storage shall be properly screened by masonry walls and landscaping.</p>	<p>Provide visual buffers around outdoor storage areas.</p>	<p>Section 5.13.4</p>
<p>OBJECTIVE LU5-3 Encourage the rehabilitation of existing substandard blighted industrial areas through the combined efforts of private and public sectors.</p>	<p>Maximize both private and public sector beautification opportunities to revitalize deteriorated industrial areas.</p>	<p>Sections 5.13.1.2 and 5.13.4</p>

TABLE 5.13-1

(CONTINUED)

LORS	Applicability	Section
<p><i>Policy LU5-3.1</i> Revitalize and upgrade industrial areas, which contain aesthetic or functional deficiencies in such areas as landscaping, off-street parking, or loading areas.</p>	<p>Improve the visual integrity of deteriorated industrial areas.</p>	<p>Sections 5.13.1.2, 5.13.4, and 5.13.4.2</p>
<p>OBJECTIVE LU7-1 provide the highest and most efficient level of public services and public infra-structure financially possible.</p>	<p>Not applicable.</p>	
<p><i>Policy LU7-1.3</i> Develop, adopt, and implement a street lighting plan, which provides a uniform and high quality of street lights in all areas of the City.</p>	<p>Require consistent and unified lighting throughout the City.</p>	<p>Section 5.13.4</p>
<p><i>Policy LU7-1.7</i> Develop standards for wireless communication facilities, to regulate their location and design, to protect the public safety, general welfare and quality of life in the City, (Ord. 1272, GPA 97-1, 6/17/97).</p>	<p>Not applicable.</p>	
<p>OBJECTIVE LU7-2 Promote City appearance and cultural heritage pro-grams.</p>	<p>Adopt programs to enhance the visual integrity of the City.</p>	<p>Sections 5.13.1.2, 5.13.3.4.2, and 5.13.4.2</p>
<p><i>Policy LU7-2.1</i> Coordinate public improvements and beautification efforts with service groups, citizen groups, and organizations that are interested in upgrading the community.</p>	<p>Not applicable.</p>	
<p><i>Policy LU7-2.2</i> Continue long-term programs in conjunction with Southern California Edison and the Los Angeles Department of Water and Power for eventually placing all utilities that they are responsible for under-ground.</p>	<p>Improve City aesthetics by placing utility lines under-ground.</p>	<p>Section 5.13.1.2</p>

TABLE 5.13-1

(CONTINUED)

LORS	Applicability	Section
<p><i>Policy LU7-2.3</i> All new development shall place utilities under-ground.</p>	<p>Require all new development to improve City aesthetics by placing utility lines underground.</p>	<p>Sections 5.13.1.2 and 5.13.1.4</p>
<p><i>Policy LU7-2.5</i> All public facilities and utilities should be designed to enhance the appearance of the surrounding areas in which they are located.</p>	<p>Require all public facilities and utilities to be designed in a manner that will complement their surroundings.</p>	<p>Sections 5.13.1.2 and 5.13.1.4</p>
<p>SECTION 30251 The scenic and visual qualities of coastal areas shall be considered and protected as a resource of public importance. Permitted development shall be sited and designed to protect views to and along the ocean and scenic coastal areas, to minimize the alteration of natural land forms, to be visually compatible with the character of surrounding areas, and, where feasible, to restore and enhance visual quality in visually degraded areas.</p>	<p>Protect and maintain the scenic and visual qualities of coastal areas. Require new development to be designed to protect coastal views and scenery and, where possible, to improve visual quality in degraded areas.</p>	<p>Sections 5.13.1.2 and 5.13.4, 5.13.4.1, and 5.13.4.2</p>
CITY OF MANHATTAN BEACH		
<p><i>Policy 1.1</i> Limit the height of new development to three stories where the height limit is 30 feet or to two stories where the height limit is 26 feet, in order to protect the privacy of adjacent properties, reduce shading, protect views of the ocean, and preserve the low profile image of the community.</p>	<p>Impose height limits on new development to promote visual compatibility with existing uses and maintain low-profile visual character of the community.</p>	<p>Sections 5.13.1.2, 5.13.2.2.3, 5.13.4, and 5.13.4.</p>
<p><i>Policy 1.2</i> Require the design of all new construction to utilize notches, or balconies or other architectural details to reduce the size and bulk.</p>	<p>Require architectural design that minimizes bulk.</p>	<p>Sections 5.13.1.2, 5.13.4, and 5.13.4.1</p>

TABLE 5.13-1

(CONTINUED)

LORS	Applicability	Section
<p>Policy 1.3 Require the use of landscaping and setbacks to reduce the bulk in new buildings and add visual interest to the streetscape.</p>	<p>Require landscaping and setbacks to minimize bulk and add visual interest.</p>	<p>Sections 5.13.1.2, 5.13.4, and 5.13.4.1</p>
<p>Policy 2.1 Protect the existing mature trees in all planning areas and encourage their replacement with specimen trees whenever they are lost due to public or private construction activity.</p>	<p>Maintain and promote use of trees as a means of beautification.</p>	<p>Sections 5.13.1.2, 5.13.4, and 5.13.4.1</p>
<p>Policy 5.2 Require the separation or buffering of low density residential areas from businesses that produce noise, odors, high traffic volumes, light or glare, and parking, through the use of landscaping, setbacks, and other techniques.</p>	<p>Protect residential uses from non-residential by using buffers, which may include visually appealing elements such as landscaping and/or landscaped open space.</p>	<p>Sections 5.13.1.2, 5.13.4, 5.13.4.1, and 5.13.4.2</p>
COUNTY OF LOS ANGELES		
<p>Goal: To provide commercial and industrial lands sufficient to accommodate the projected work-force</p>	<p>Not applicable</p>	<p>Section 5.13.2.2.1</p>
<p>Land Use Policy 8: Where appropriate, promote more intensive use of industrial sites, especially in areas requiring revitalization.</p>	<p>Maintain and reduce existing industrial sites</p>	<p>Section 5.13.2.2.1</p>
<p>Goal: To encourage high quality design in all development projects, compatible with, and sensitive to, the natural manmade environment.</p>	<p>Design should reflect environment and values</p>	<p>Sections 5.13.1, 5.13.2, 5.13.2.2.1</p>
<p>Land Use Policy 14: Assure that new development is compatible with the natural and manmade environment by implementing appropriate locational controls and high quality design standards.</p>	<p>Development should be compatible with existing environment</p>	<p>Sections 5.13.1, 5.13.2, 5.13.2.2.1</p>
<p>Land Use Policy 16: Promote planned industrial development in order to avoid land use conflicts with neighboring activities.</p>	<p>Development should be consistent with existing and planned uses</p>	<p>Section 5.13.2.2.1</p>

TABLE 5.13-1

(CONTINUED)

LORS	Applicability	Section
<i>Land Use Policy 17:</i> Establish and implement regulatory controls that ensure compatibility of development adjacent to or within major public open space or recreational areas including National Forests, the National Recreational Area, and State and regional parks.	Ensure adjacent uses are compatible with development	Sections 5.13.1, 5.13.2.2.1

TABLE 5.14-8

LORS APPLICABLE TO WASTE MANAGEMENT

	Applicability	Conformance (Section)
Federal		
42 U.S.C. § 69016992k, Regulate non-hazardous and Section 6.12.2.1, RCRA Subtitle C and D	Regulate non-hazardous and hazardous wastes. Laws implemented by the State.	Section 5.14.5.1
40 CER 260, et seq.	Implementing regulations for RCRA Subtitle C law. Implemented by the U.S. EPA by delegating to the State.	Section 5.14.5.1
Federal Clean Water Act 33 U.S.C. § 1251 et seq.	Regulates wastewater discharges to surface waters of the U.S. NPDES program administered at the State level.	Section 5.14.5-1
California		
Public Resources Code § 40000 et seq. (California Integrated Waste Management Act)	Implements RCRA regulations for non-hazardous waste.	Section 5.14.5.2
Water Code § 13000 et seq. (Porter-Cologne Water Quality Control Act of 1998)	Regulates wastewater discharges to surface and groundwater of California. NPDES program implemented by State Water Resources Control Board.	Section 5.14.5.2
22 CCR § 66262.34	Regulates accumulation periods for hazardous waste generators. Typically hazardous waste cannot be stored on site for greater than 90 days.	Section 5.14.5.2
California Health and Safety Code § 25100 et seq. (California Hazardous Waste Control Law)	Regulates hazardous waste handling and storage. Implemented by the Los Angeles County Fire Department, Hazardous Materials Division and City of El Segundo.	Section 5.14.5.2
Local		
Los Angeles County Waste Water Treatment Plant	Regulates discharge to the sanitary sewer system	Section 5.14.5.3
City of El Segundo Municipal Code, Title 6 Chapter 6.22 Unified Hazardous Waste and Hazardous Materials Management Regulatory Program	Regulates enforcement responsibility for the implementation of Title 23, Division 3, Chapters 16 and 18 of CCR, as it relates to hazardous material storage and petroleum UST cleanup.	Section 5.14.5.3

TABLE 5.15-3

LORS APPLICABLE TO HAZARDOUS MATERIALS HANDLING

LORS	Applicability	Conformance (Section)
Federal:		
Clean Air Act (40 CFR 68)	Requires a RMP if listed hazardous materials are stored above threshold quantities (TQ)	Section 5.15.5.1
Clean Water Act (40 CFR 112)	Requires preparation of an SPCC plan if oil is stored above TQ	Section 5.15.5.1
SARA Title III, Section 302	Requires certain planning activities when hazardous materials are present in excess of TQ.	Section 5.15.5.1
SARA Title III, Section 304	Requires notification if there is a release of hazardous materials in excess of TQ.	Section 5.15.5.1
SARA Title III, Section 311	MSDSs to be kept onsite for each hazardous materials. Required to be submitted to El Segundo Fire Department	Section 5.15.5.1
SARA Title III, Section 313	Requires annual reporting of releases of hazardous materials	Section 5.15.5.1
29 CFR, Section 1910.120, Occupational Safety and Health Administration (OSHA); CAL-OSHA	Describes worker safety and health procedures and safe handling of hazardous materials and wastes.	Section 5.15.5.1 and 5.15.5.2
49 CFR 171-177	Governs the transportation of hazardous materials, including the marking of the transportation vehicles.	See Section 5.15.2.1 Traffic and Transportation
State:		
Health and Safety Code Section 25500, et seq. (Waters Bill)	Requires preparation of an HMBP if hazardous materials are handled or stored in excess of TQ.	Section 5.15.5.2
Health and Safety Code Section 25531, et seq. (La Follette Bill)	Requires registration of facility with local authorities and preparation of a RMP if hazardous materials stored or handled in excess of TQ.	Section 5.15.5.2
CCR, Title 8, Section 5189	Facility owners are required to implement safety management plans to ensure safe handling of hazardous materials.	Section 5.15.5.2
California Uniform Building Code	Requirements regarding the storage and handling of hazardous materials.	Section 5.15.5.2
California Government Code Section 65850.2	Restricts issuance of COD until facility has submitted a RMP.	Section 5.15.5.2

**TABLE 5.15-3
(CONTINUED)**

LORS	Applicability	Conformance (Section)
Local:		
Los Angeles County Code Chapter 12.64	Requires new/modified businesses to complete a business plan, waste minimization plan, and RMP prior to final plan/permit approval.	Section 5.15.5.3
	Requires a conditional use permit for businesses handling acutely hazardous materials in excess of TQ (55 gals, 500 lbs, or 200 cuft).	Section 5.15.5.3
City of El Segundo Municipal Code Title 6 Chapter 6.22 Unified Hazardous Waste and Materials Management Regulatory Program	Regulates enforcement responsibility for the implementation of Title 23, Division 3, Chapter 16 and 18 of CCR, as it relates to hazardous material storage and petroleum UST cleanup.	Section 5.15.3.3
Industry Standards:		
Uniform Fire Code (Articles 79 and 80)	Requirements for secondary containment, monitoring, etc. for extremely hazardous materials.	Section 5.15.5.3, 5.15.5.4

TABLE 5.16-6

LORS APPLICABLE TO PUBLIC HEALTH

LORS	Applicability	Conformance (section)
Federal		
Occupational Health & Safety Act of 1970 (OSHA), 29 USC 651 <i>et seq.</i> ; and 29 CFR 1926 <i>et seq.</i>	Meet employee health and safety standards for employer-employee communications, electrical operations, and chemical exposures.	5.16.2 5.16.5.1
Department of Labor, Safety and Health Regulations for Construction Promulgated Under Section 333 of the Contract Work Hours and Safety Standards Act, 40 USC 327 <i>et seq.</i>	Meet employee health and safety standards for construction activities. Requirements addressed by CCR Title 8, General Construction Safety Orders.	5.16.2 5.16.5.1
Uniform Fire Code, Article 80,79,4.	Meet requirements for the storage and handling of hazardous materials (Article 80), flammable and combustible liquids (Article 79), and for obtaining permits (Article 4).	5.16.2 5.16.5.1
National Fire Protection Association (See Table 7.4-1 for list of standards)	Meet standards necessary to establish a reasonable level of safety and property protection from the hazards created by fire and explosion.	5.16.2 5.16.5.1
State		
California Code of Regulations, Title 8.	Meet requirements for a safe and hazard-free working environment. Categories of requirements include General Industry Safety Orders, General Construction Safety Orders, Electrical Safety Orders.	5.16.2 5.16.5.2
California Clean Air Act, California Health & Safety Code 39650 <i>et seq.</i>	Meet requirements for Best Available Control Technology to minimize exposure limits to toxic air pollutants and possible risk assessments for carcinogen pollutants.	5.16.2 5.16.5.2
California Public Resources Code §25523(a); 20 CCR §1752, 1752.5, 23002309, and Division 2, Chapter 5, Article 1, Appendix B, Part (I), California energy Commission (CEC)	Provides Health Risk assessment guidelines to evaluate health impacts	5.16.2 5.16.5.2
California Health & Safety Code, Part 6, Section 44300 <i>et seq.</i>	Estimate emissions for listed air toxic pollutants and submit inventory to air district for major sources of criteria air pollutants. Follow-up from air district may require a health risk assessment.	5.16.2 5.16.5.2

TABLE 5.16-6

(CONTINUED)

LORS	Applicability	Conformance (section)
California Health & Safety Code §25500 to 25541; 19 CCR §§2720-2734.		5.16.2 5.16.5.2
Local		
City of El Segundo Zoning Ordinance	Provide safety setbacks as required by El Segundo Fire Department.	5.16.2 5.16.5.3
City of El Segundo Municipal Code Title 6, Chapter 6.21	Provide implementation of the hazardous material inventory and emergency response program.	5.16.2 5.16.5.3

TABLE 5.17-5

LORS APPLICABLE TO WORKER SAFETY

LORS	Applicability	Conformance (section)
Federal		
Occupational Health & Safety Act of 1970 (OSHA), 29 USC 651 <i>et seq.</i> ; 29 CFR 1910 <i>et seq.</i> ; and 29 CFR 1926 <i>et seq.</i> ,	Meet employee health and safety standards for employer-employee communications, electrical operations, and chemical exposures.	5.17.5.1
Department of Labor, Safety and Health Regulations for Construction Promulgated Under Section 333 of the Contract Work Hours and Safety Standards Act, 40 USC 327 <i>et seq.</i>	Meet employee health and safety standards for construction activities. Requirements addressed by CCR Title 8, General Construction Safety Orders.	5.17.5.1
National Fire Protection Association (See Table 7.4-1 for list of standards).	Meet standards necessary to establish a reasonable level of safety and property protection from the hazards created by fire and explosion.	5.17.5.1
State		
California Code of Regulations, Title 8.	Meet requirements for a safe and hazard-free working environment. Categories of requirements include General Industry Safety Orders, General Construction Safety Orders, Electrical Safety Orders.	5.17.5.2
California Clean Air Act, California Health & Safety Code 39650 <i>et seq.</i>	Meet requirements for Best Available Control Technology to minimize exposure limits to toxic air pollutants and possible risk assessments for carcinogen pollutants.	5.16.4.2
California Public Resources §25523(a); 20 CCR §1752, 1752.5, 2300.2309, and Division 2, Chapter 5, Article 1, Appendix B, Part (I), California Energy Commission (CEC)		5.16.4.2

TABLE 5.17-5**(CONTINUED)**

LORS	Applicability	Conformance (section)
California Health and Safety Code §25500 to 25541; 19 CCR §§2720-2734.	Estimate emissions for listed air toxic pollutants and submit inventory to air district for major sources of criteria air pollutants. Follow-up from air district may require a health risk assessment.	5.16.4.2
Local		
City of El Segundo Zoning Ordinance.	Provide safety setbacks as required by El Segundo Fire Department.	
City of El Segundo Municipal Code, Title 6, Chapter 6.21.	Provide implementation of the hazardous material inventory and emergency response program.	5.17.5.3

TABLE 5.18-19

LORS APPLICABLE TO TRANSMISSION LINE SAFETY AND NUISANCE

LORS Section	AFC Section	Jurisdiction	Authority	Administering Agency	Requirements/Compliance
5.18-3 Transmission Line Safety and Nuisance	5.9, 5.18.5.1	Federal	14 CFR Part 77, “Objects Affecting Navigable Airspace.”	Federal Aviation Administration (FAA)	Completion of “Notice of Proposed Construction or Alteration” (NCPA), FAA Form 7460-1H.
	5.18.3, 5.18.5.2	Federal	47 CFR § 15.25, “Operating Requirements, Incidental Radiation.”	FAA	Mitigation for any device that causes communications interference.
	5.18.2, 5.18.5.2	State	General Order 52(GO-52) CPUC, “Construction and Operation of Power and Communication Lines.”	California Public Utility Commission (CPUC)	Prevent or mitigate inductive interference.
	5.18.3, 5.18.5.2	State	General Order 95 (GO-95) CPUC, “Rules for Overhead Electric Line Construction”.	CPUC, CEC	Design and construct line in compliance with GO-95.
	3.6, 5.18.2, 5.18.5.2	State	High Voltage Electric Safety Orders, Title 3, CCR §2700 et Seq	CPUC	Requirements and standards for operating and maintaining electrical installations and equipment.

TABLE 5.18-19**(CONTINUED)**

LORS Section	AFC Section	Jurisdiction	Authority	Administering Agency	Requirements/Compliance
	5.18.5.2	State	Fire Prevention Standards for Electrical Utilities 14 CCR §1250	CPUC	Specific utility related measures for fire prevention.
	5.18.5.3	Local	City of El Segundo General Plan - 1992	City of El Segundo Economic Development Dept.	Design and construct in compliance with policies.
	5.18.5.4	Industry	SCE Interconnection Study	California Independent Operator	Study currently being written assesses transmission capacity availability.
	5.18.5.4	Industry	National Electrical Safety Code Part 2: Safety Rules for Overhead Lines		Specifies the national safe operating clearances applicable in areas where line might be accessible to the public

TABLE 5.20-2

LORS APPLICABLE TO CUMULATIVE IMPACTS

LORS	Applicability	Conformance (section)
Federal	No Federal LORS apply	
State	No State LORS apply	
Local	No local LORS apply	