Errata to the 2010 Final SEIR (FSEIR)  
August 11, 2010

This Errata expands upon and replaces the Errata published July 1, 2010. As a result of negotiations between Culver City and LACCD a number of mitigation measures have been refined (see numbers 1 to 9 below); these changes are indicated in bold. Underlined and strike out text in the mitigation measures indicate changes from the Draft SEIR. These refinements have also resulted in some changes to responses contained in the FSEIR (see numbers 10 to 22 below), in addition corrections have been made to the FSEIR (see numbers 23 to 25 below); new language is underlined.

1. Measure A-23 (Response B-64 pp. 3-53 to 3-54, and Table A-1 the side-by-side comparison) is revised as follows:

AQ-23: Implement the following to reduce construction-related traffic congestion (and therefore emissions): 1) Provide rideshare and transit incentives to construction personnel; 2) Configure construction parking to minimize traffic interferences; 3) Provide a flagperson with radio communication to guide traffic properly when and if necessary; 4) Begin construction activity at 8:00 a.m. (subject to noise restrictions in Measure N-1 which includes interior work allowed between 7 a.m. and 8 a.m. and limited construction activity between 6:00 a.m. and 8:00 a.m.) and end construction activity at 6:00 p.m. (with construction that could create a noise disturbance in residential areas prohibited on Sundays and national holidays).

2. The first three bullets of Mitigation Measure N-1 (Response B-64, p. 3-51 to 3-52, and Table A-1 the side by side comparison) are revised as follows:

- The College shall employ noise-reducing construction practices to comply with municipal code noise standards of the jurisdiction within which the activity occurs, as well as existing applicable local and California noise standards.

- Construction activity at or in the vicinity of the College and controlled by the College, shall be limited to the hours of 7:00 a.m. to 8:00 a.m. and 8:00 a.m. to 8:00 p.m. weekdays and 9:00 a.m. to 4:00 p.m. Saturdays with construction in residential areas prohibited after 8:00 p.m. and on Sundays and national holidays. The College may engage in reasonable construction activities at other times to the extent those activities are necessary to address unexpected emergencies that threaten life or property. Except limited construction noise generating activity shall be permitted between 7:00 a.m. and 8:00 a.m. shall only occur if all such construction noise-generating activity occurs within the interiors of fully completed building shells (i.e., all exterior walls must already have been completed and roof, windows and doors already have been installed), and provided further that the noise audible outside of the building within which such internal construction is being performed does not exceed Culver City noise standards, and the noise levels do not exceed 55 dBA in multi-family residential areas and 53 dBA in single-family residential areas. Except that exterior construction activity shall not be allowed on the Allied Health and Wellness Building and associated sports fields between 7:00 a.m. and 8:00 a.m. unless two-week advance notice is provided to Culver City for limited activity such as concrete pours (see below). Additional detail on construction activity and how the noise performance standards are achieved may be further specified in the Settlement Agreement between Culver City and the District. On weekdays between 7:00 a.m. and 8:00 a.m., should noise monitors show an increase in noise levels above those noise levels described in this measure, that are attributable and the increase is caused by the College, and controlled by the College, then such construction activities shall be changed to reduce the noise to a level consistent with the requirements of this measure or construction shall be postponed until comply or shall be required to not commence until 8 a.m.

- The College may engage in (1) construction activity at all other times between 6:00 p.m. to 8:00 a.m. to the extent the construction activity is necessary to address unexpected emergencies that threaten life or property, or (2) limited construction activity (anticipated to be confined to concrete pours and associated work) between 6:00 a.m. and 8:00 a.m. provided that a variance is obtained from the LA County Health Officer is required for any work between 7:00 p.m. and 7:00 a.m., and further provided that with at least two weeks advance notice of such limited construction activity is given by the College Project Manager to the City of Culver City. The College will also post notice of such limited activity on the College WLAC web site. The City of Culver City will distribute this notice, or provide a link to the information on the College web site, through the WLAC College web group to be established by Culver City. Noise impacts from such activity shall be mitigated to the extent feasible through the use of sound blankets, and either disabling back-up beepers to the extent permitted by law and if considered not to decrease safety to the workers and public, or minimizing their use of back up beepers.

3. Measure N-14 (Response B-38 p. 3-46, and Table A-1 the side by side comparison) is revised as follows:

N-14: As feasible, all special events shall be noticed at least two weeks in advance on the WLAC website. At the same time notice shall be given to the City of Culver City which will, as resources allow, disseminate electronically to all interested City of Culver City residents that have signed up on the City’s website to receive such notices, that a new notice for a special event has been posted on the WLAC website, for distribution to the WLAC web group to be established by Culver City. At a minimum, the notice shall indicate date, time, nature of activity, duration and anticipated size of the event.

4. Measure T-1 (Response A-4 p. 3-18, and Table A-1 the side by side comparison) is revised as follows:

T-1: All transportation construction activities shall be undertaken in total and complete conformity with all applicable state, county and city laws, rules, and regulations imposed by the jurisdiction within which transportation construction activities take place.
5. Measure N-13 (not addressed in a Response in the Final SEIR but included in Table A-1 the side by side comparison) is revised as follows:

N-13: No special event (i.e. an event not normally associated with operation of WLAC and its facilities) shall be permitted on the College campus or the surrounding roads unless the organization sponsoring the event has designated a special event coordinator who will be on-site during the event and who will have authority to deal with all complaints concerning the event. Any questions or concerns from the surrounding community concerning the College campus special event activity during the time such activity is taking place shall be addressed by calling the College campus Sheriff's Office. Sheriff's Office staff will assess the question or concern and, as appropriate, cause the Special Events Liaison to take necessary actions.

6. Measure T-7C (Response A-26, p. 3-32, and Table A-1 the side by side comparison) is revised as follows:

T-7C: College Boulevard shall be closed from 11:00 p.m. to 6:00 a.m. if the District shall attempt to be maintained College Boulevard in such a manner that it is impracticable at all times (except in the case of an emergency), to use College Boulevard as a shortcut cut through from Jefferson Boulevard to Overland Avenue. If the District LACCD and the City of Culver City determine College Boulevard is being used as a shortcut cut through from Jefferson Boulevard to Overland Avenue, then the District LACCD will work with and the City of Culver City and will work with the Los Angeles County to install appropriate traffic control mechanisms to further discourage cut through traffic. Install Appropriate traffic control measures (such as may include a traffic light with left turn only allowed in the southbound direction and no left turn allowed in the northbound direction and/or signage restricting turn movements at the intersection of College Boulevard and Sophomore or speed humps) to discourage such actions. All of which requires approval by Los Angeles County prior to implementation.

7. Measure T-10 (Response A-32, p. 3-37, and Table A-1 the side by side comparison) is revised as follows:

T-10: Total on-campus student population at the College shall be capped at not exceed 15,300. 10,998 students (based on a count of actual on-campus students, not “full-time equivalent” students) unless and until it is demonstrated by additional parking impact analysis that adequate parking spaces are supplied to meet student parking demand. (Using the most recent parking use ratio of 1 space per 7 students, 2,143 spaces should be sufficient to meet the demand from 15,000 on-campus students. It is anticipated that there will be 2,650 spaces are anticipated on-site not counting including on-street spaces. Current projections indicate that no more than 10,998 on-campus students are anticipated on-campus through 2022.)

8. Measure N-4 (Response A-6, p. 3-18 to 3-19, and Table A-1 the side by side comparison) is revised as follows:

N-4: The District shall provide a Mitigation Hotline (telephone and e-mail) during the period of construction of the projects to ensure that the mitigation measures adopted by the District are implemented and to facilitate, to the extent feasible, the prompt resolution of any issues that may arise relating to such matters. The Hotline will be staffed by a fulltime employee (liaison) during construction hours. The District shall will respond take action to address to respond to identified concerns as soon as feasible and a response reporting actions taken shall will acknowledge receipt of the concern response reporting actions taken will be provided to callers in a timely manner, usually be provided to callers in a timely manner, usually not later than 24-hours or on the first business day following a weekend or holiday. In accordance with better practices, after six months of operation, the Parties shall assess the effectiveness of the Mitigation Hotline and shall make adjustments as required.

9. Measure N-12 (not addressed in a response in the Final SEIR but included in Table A-1 the side by side comparison) is revised as follows:

N-12: The District shall identify an employee/employees or authorized agent(s) to serve as a the College’s Community Liaison who shall be between the community and the College and will be available to respond to questions or concerns from the surrounding community concerning campus operations (campus activities and other matters relating to the College campus and the roads surrounding the campus) and construction activities on the campus and facilitate, to the extent feasible, the prompt resolution of any issues that may arise relating to such matters. The Community name, title, and telephone number of the liaison shall be posted on the WLAC web site. A Community Liaison shall be available during business hours (8 am to 5 pm Monday through Friday excluding official holidays) and during special events with a 24-hour a day hotline message center to respond to community concerns in a timely manner. The Community Liaison shall have authority to initiate a response on behalf of the College and the District in foreseeable matters and, without limiting the generality of the foregoing, shall have the authority to terminate the event in accordance with District rules and regulations.

The District shall identify an employee or authorized agent to serve as the College’s Special Events Liaison, who shall be available onsite to respond to community concerns in a timely manner during special events. Any questions or concerns from the surrounding community concerning the College campus special event activity during the time such activity is taking place shall be addressed by calling the College campus Sheriff's Office. Sheriff's Office staff will assess the question or concern and, as appropriate, cause the Special Events Liaison to take necessary actions.

10. Figure 3-15 is revised to show a temporary sound blanket near the Watson Center to protect students in adjacent buildings.

11. FEIR, Response MR-1, Page 3-8, third bullet, third line from the bottom, delete the dash between the words on-campus: . . . desirability of re-establishing parking on campus perimeter streets taking into account noise impacts . . .
12. Response A-3, p. 3-17, the second paragraph, starting with the second sentence is revised as follows: In addition LACCD proposes to start construction 1 hour earlier, subject to specific noise limitations. The College has agreed to a start time of 8:00 am, except for interior work that may start at 7:00 am and limited other activity (concrete pours) that may start at 6:00 am subject to notification of the City two weeks in advance and receipt of a permit from the County Health Officer for work before 7 am. See Response B-64. (and still end at 6 pm as before) to more closely match regular construction start times and allow for flexibility and efficiency in construction resulting in potentially earlier completion of the Master Plan buildings.

13. Response A-4, paragraph starting on p. 3-17 and continuing to p. 3-18, the last sentence, is revised as follows: Construction noise is identified as potentially significant in the 2010 SEIR as a result of extension of construction through 2013 and also because construction hours are proposed to change (from 8 am to 6 pm to 7 am to 6 pm) to more closely match industry standard construction hours to allow interior work from 7:00 am to 8:00 am and limited construction activity (concrete pours) to occur starting at 6:00 am subject to notification of the City two weeks in advance and receipt of a permit from the County Health Officer for work before 7:00 am. See Response B-64.

14. Response A-5, p 3-18, delete the following second sentence: The 2010 SEIR does not result in the need for any amendment or change to the Settlement Agreement.

16. Response A-14, second paragraph, p 3-22, the following sentence is deleted: The softball building and seating would be 12.5 feet tall.

17. Response A-17, p. 3-23 and MR-2. Add the following to the end of both responses: See also responses A-25 and A-32 regarding additional mitigation measures requiring traffic and parking studies at student population trigger points.

18. Response A-30, p. 3-34, fourth line, the following language in parenthesis is deleted: (as required by the Settlement Agreement).

19. Response A-33, p. 3-37, the following second sentence is deleted: LACCD proposes to comply with the LA County Code (see Comment M-10) in order to allow the construction to more closely match industry standard construction hours that start at 6 am and finish at 3 pm to 4 pm thus avoiding much of the peak hour traffic (and heat of the day during summer for workers). The following is added to the end of the response: The College has agreed to a start time of 8:00 am, except for interior work that may start at 7:00 am and limited other activity (concrete pours) that may start at 6:00 am subject to notification of the City two weeks in advance and receipt of a permit from the County Health Officer for work before 7:00 am. See Response B-64.

20. Response A-34, p. 3-37. The following is added to the end of the response: The College has agreed to a start time of 8:00 am, except for interior work that may start at 7:00 am and limited other activity (concrete pours) that may start at 6:00 am subject to notification of the City two weeks in advance and receipt of a permit from the County Health Officer for work before 7 am. See Response B-64.

21. Response A-40, p. 3-38, after the fourth sentence, the remaining response is revised as follows: In the Amended Settlement Agreement between the City of Culver City and LACCD, LACCD has agreed to allow Culver City residents to use outdoor recreational facilities located on the West Los Angeles College campus subject to an identification card system, been discussing the development of joint use agreement(s) with the City. The joint use agreement(s) with Culver City will provide guidance and usage for the existing and new facilities, far beyond the proposed mitigation language. However, such This agreement(s) will be required to comply with the LACCD regulations and will be subject to is proposed for approval by the LACCD Board of Trustees.

22. Response B-60, p. 3-50. The following is added to the end of that response: In the Amended Settlement Agreement between the City of Culver City and LACCD, LACCD has agreed to allow Culver City residents to use outdoor recreational facilities located on the West Los Angeles College campus subject to an identification card system, This agreement complies with the LACCD regulations and is proposed for approval by the LACCD Board of Trustees.

23. FSEIR p. 3-9, Figure 2-4, 2009 Master Plan and Figure 3-15, Noise walls and Construction Staging Areas, in the legend: “Funded in 2009” is replaced with “2009 Master Plan.”

24. FSEIR, p. 1-2, bullet point 4 (referring to a Chapter 4 and an incorrect Specific Plan) is deleted.

25. Response A-6, the 7th sentence of the fist paragraph is revised as follows: After hours is defined as between the hours of 10 p.m. and 6 a.m. 5 p.m. to 8 a.m. unless construction is occurring on-site; if construction is occurring the hotline would be staffed.
Figure 3-15

Noise Walls and Construction Staging Areas