



City of El Segundo

NOTICE OF PUBLIC HEARING NOTICE OF COMPLETION AND AVAILABILITY OF DRAFT SUBSEQUENT ENVIRONMENTAL IMPACT REPORT

Date:	November 13, 2003
Time:	7:00 p.m.
Place:	City Council Chambers 350 Main Street El Segundo, California

TAKE NOTICE that the El Segundo Planning Commission will hold a public hearing at the time and place indicated above regarding the following:

Environmental Assessment No. 559, General Plan Amendment No. 03-3, Zone Text Amendment No. 03-2, and Development Agreement Extension and Amendment 01-3 Phase II of The Grand Way Project & 1955 East Grand Avenue

Applicant: Mattel, Inc.

Address: 455 Continental Boulevard and 1955 East Grand Ave.

NOTICE

The City of El Segundo (City) has prepared a Draft Subsequent Environmental Impact Report (Subsequent EIR) for the above project, which is available for review. An EIR is a detailed informational document that analyzes a proposed project's potentially significant environmental effects. An EIR also identifies ways to reduce environmental effects and reasonable alternatives to avoid or minimize significant environmental effects.

PROJECT DESCRIPTION AND LOCATION

Mattel, Inc., the project applicant, is proposing build out of Phase II of The Grand Way Project at 455 Continental Boulevard with 300,000 square feet of research and development (R&D) and office floor area, as well as a parking structure with a minimum of approximately 715 spaces. The City approved a Development Agreement for The Grand Way Project originally in 1985. In 1993, an Amended and Restated Development Agreement for Phase II of the project was approved. The term of the Development Agreement was set to expire on September 6, 2001. Prior to the expiration of the Development Agreement, Mattel applied for an extension of the Development Agreement. In addition, the project includes the redevelopment of Mattel's 1955 East Grand Avenue property, which is located immediately to the west of the Phase II site. Redevelopment of 1955 East Grand Avenue would result in a net increase of approximately 200,000 square feet of office floor area. The applicant proposes to re-establish, extend and expand the Development Agreement to allow the project.

The proposed project would permit Mattel to consolidate operations currently conducted in a number of leased facilities located elsewhere in the City of El Segundo and expand its facilities by relocating other aspects of its operations in a number of other cities throughout the country to El Segundo. The proposed consolidation and expansion would permit Mattel to manage its businesses more efficiently by combining a number of operations into a single, integrated, corporate campus.

ANTICIPATED SIGNIFICANT ENVIRONMENTAL EFFECTS

Based on the analyses in the Draft Subsequent EIR, following incorporation of mitigation measures, the project would have a significant and unavoidable regional air quality impact during project construction and a significant and unavoidable cumulative impact on air quality during project construction and operation.

PUBLIC REVIEW PERIOD

The 45-day public review period for the Draft Subsequent EIR begins on September 25, 2003 and ends on November 11, 2003. The Draft Subsequent EIR is available for review at the following locations and on the internet at www.elsegundo.org:

City of El Segundo
Community, Economic and Dev. Services Dept.
350 Main Street
El Segundo, CA 90245

El Segundo Public Library
111 W. Mariposa Avenue
El Segundo, CA 90245

Note: Individual members of the community who wish to purchase copies of the document may do so at the City of El Segundo with a fee to cover reproduction costs.

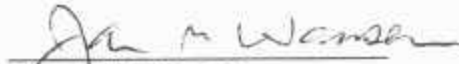
PUBLIC HEARING

The City of El Segundo Planning Commission will hold a public hearing on Thursday, November 13, 2003, regarding the Draft Subsequent EIR. The public hearing will be held at the City Council Chambers at City Hall, located at 350 Main Street in the City of El Segundo at 7:00 P.M. The purpose of this hearing is for the Planning Commission to take public testimony on the Draft Subsequent EIR. The Planning Commission will also consider and make a recommendation on the Draft Subsequent EIR to the City Council, which will hold a subsequent noticed public hearing on the project to take the appropriate final actions on the Final Subsequent EIR and the project.

COMMENTS

Written comments may be submitted to Paul Garry, Acting Planning Manager, Community, Economic and Development Services Department, City of El Segundo, 350 Main Street, El Segundo, CA 90245, or comments can be submitted at the public hearing. Your comments may also be sent by FAX: (310) 322-4167. **All comments must be received by 5:00 pm on November 11, 2003.**

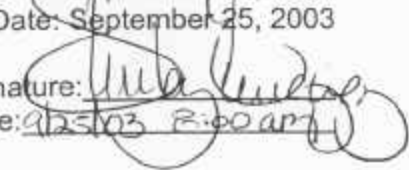
If you challenge the proposed action in Court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at or before the public hearing.



James M Hansen

Director of Community, Economic and Development Services; and,
Secretary to the Planning Commission
City of El Segundo

Mailing Date: September 25, 2003
Publication Date: September 25, 2003
Posting Date: September 25, 2003

Signature: 
Time: 9/25/03 8:00 am

cc: City Council members
Planning Commissions
Mary Strenn, City Manager
Mark Hensley, City Attorney

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