



A Public Agency

Beach Cities
Health District

Healthy Living Campus Project
Community Working Group
November 13, 2017

CWG Meeting #6: Agenda

- Refinements Reflecting Feedback
- Open House: Materials & Feedback Summary
- Open Discussion: What You're Hearing
- Next Steps: Timeline, EIR and Future of CWG

Plan Refinements

Reflecting Feedback

Community Outreach: By the Numbers

15 community presentations

8 presentations to electeds

5 working group meetings

4 sub-group meetings

3 public study sessions

3 community meetings

1 open house



39

outreach meetings,
presentations since
May 2017

Recent Outreach Meetings

- Beryl HOA Board
- R.B. Round Table
- Community Open House
- Richard Montgomery, M.B.
- R.B. District 3 Meeting
- R.B. District 2 Meeting

*Upcoming:

- BCHD Board Meeting, Nov. 15
- Meeting with Rescue Our Waterfront, Nov. 16
- Dan Burden Site Analysis, Dec. 4



What We're Hearing

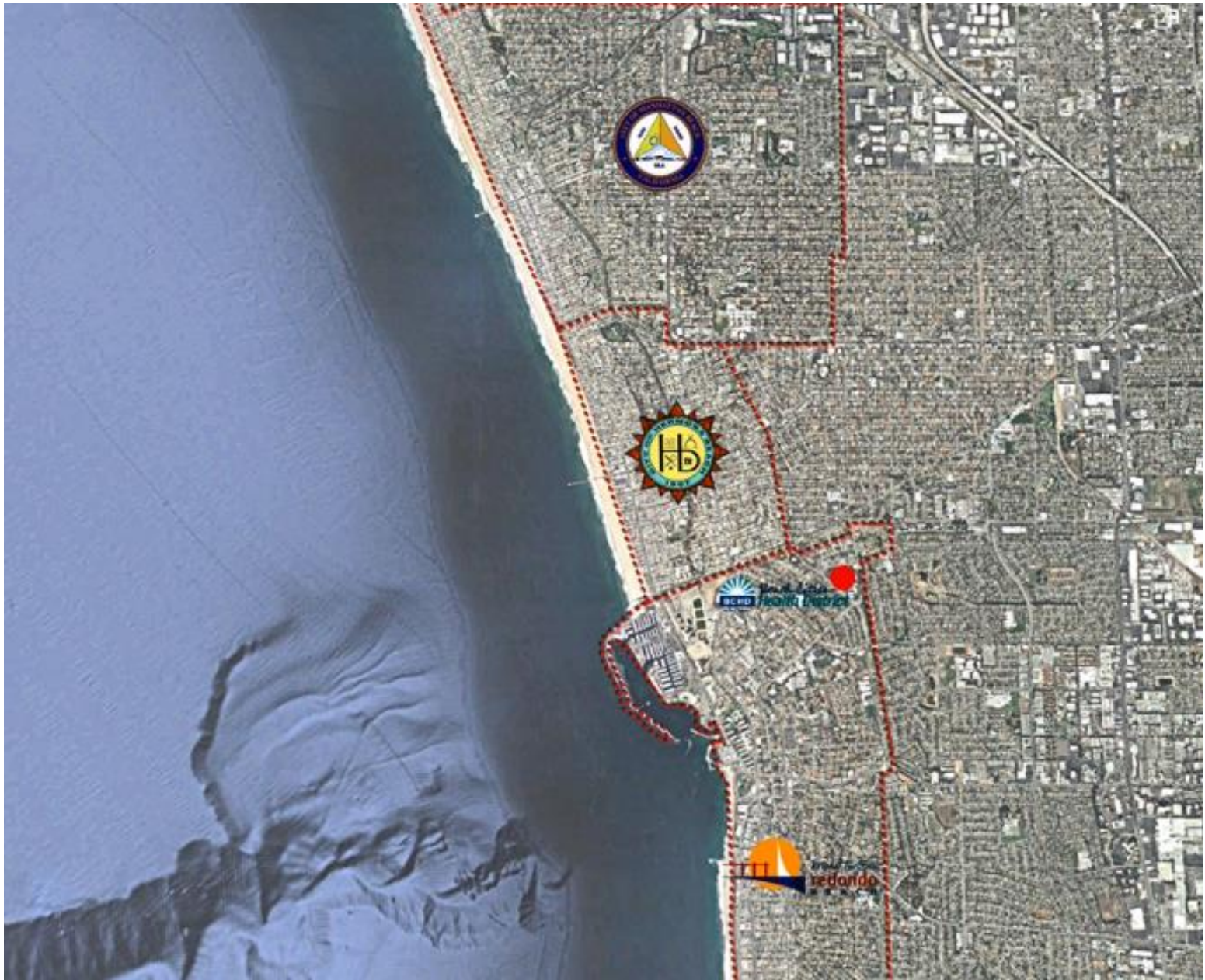
- Concerns about traffic, height & scope
- Address affordability
- Support for community need & concept
- Give priority to Beach Cities residents
- **Better define “Residential Care Facility”**
- Will there be an EIR?
- Concerns about development on Diamond Street



Conceptual Site Plan:

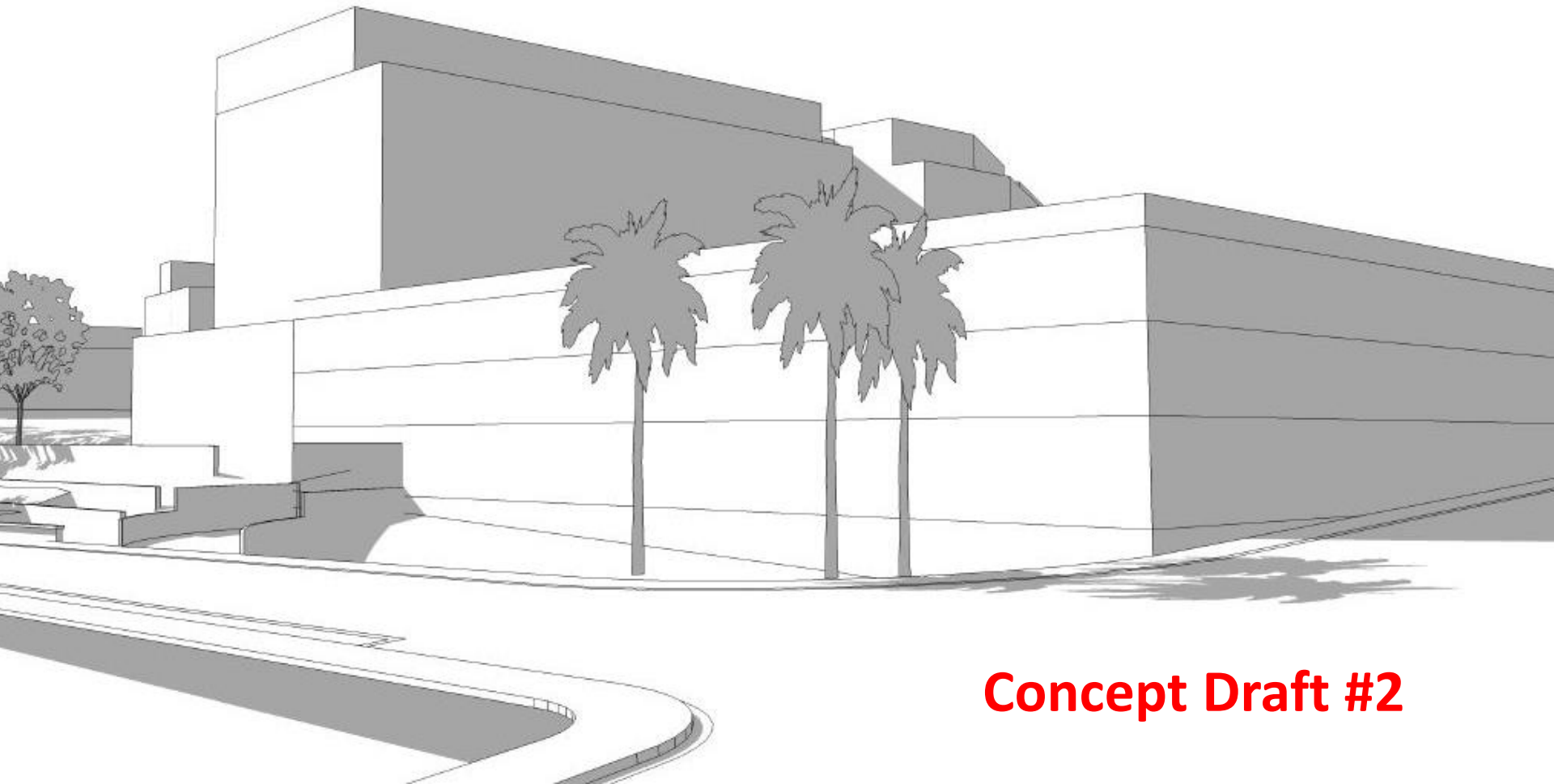
- Residential care for seniors
- Usable open/green space
- Walking paths/bike paths
- Outdoor meeting space
- Community gardens
- CA native plant-scaping
- Protected bike path
- Outdoor fitness spaces
- Warm water exercise pool
- Medical exercise center
- Bicycle parking
- Intergenerational programs
- Public transportation nodes





Plan Refinements

- Lowered proposed building height on Flagler/Beryl lot by 3 levels and added subterranean parking



Concept Draft #2

Plan Refinements

- Added protected bike lane connecting Flagler & Diamond streets



Plan Refinements

- Changed building orientation to create larger green space & garden area







Community Open House



Open House at a Glance

- 156 attendees
- 9 information stations
 - About BCHD
 - Project Overview
 - Community Need
 - Community Outreach
 - Site Plan Animation
 - 3D Video Rendering
 - EIR Process
 - Livability & Green Space
 - Center for Health & Fitness
- Main Presentation/Q&A

All materials, presentations, videos, renderings posted on bchd.org/healthylivingcampus



Feedback Summary

- 42 written comments
 - Suggestions
 - General Support
 - General Opposition
 - On basis of ideology
 - On basis of mission interpretation
 - Compliments
 - Re: event
 - Re: outreach approach
 - CHF Structure at Beryl & Flagler
 - Impacts to Torrance neighborhood
 - Ingress/egress
 - Parking quantity

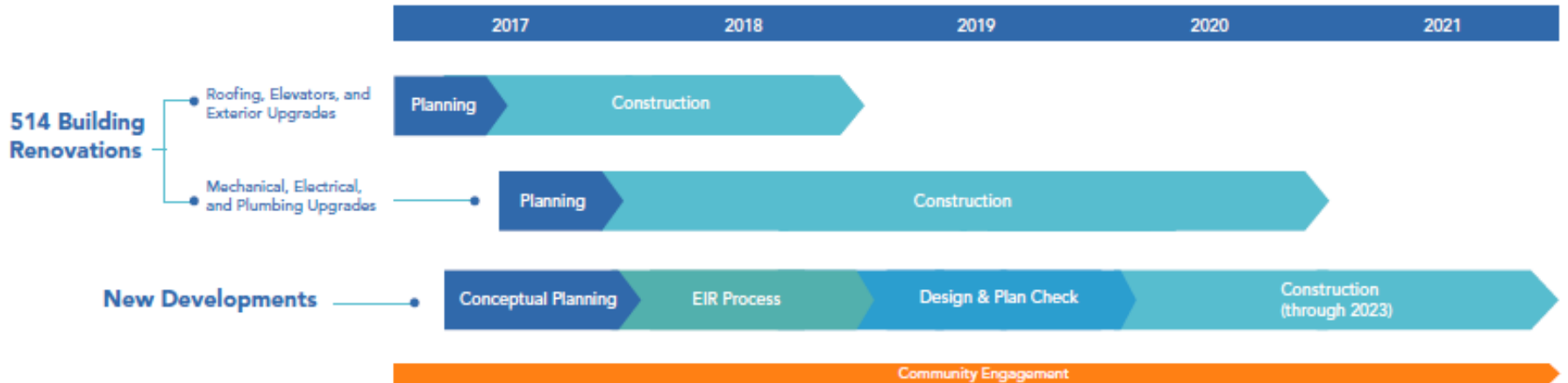


Group Discussion

Next Steps

Timeline, EIR & Future of CWG

Proposed Timeline



CWGW Next Steps

- November: staff begins developing application
- January: Board study session
- CWGW continues to meet (next mtng. Jan. 2018)
- Scoping Meeting
- Regular email updates (monthly or for project milestones/events)
- Spread the word
 - Refer people to the website for info
 - Encourage submitting written comments
 - Refer tough questions directly to us
 - Add us to agenda for regular group meetings

What's Next?

- BCHD Board Review of Conceptual Plans
- Dan Burden Review Conceptual Plans
- Initiate R.B. City Application Process
- Hire Financial Consultant
- Perform Environmental Impact Report
- Continue to Actively Engage Community
- Refine & Finalize Project Based on Community Needs and Feedback

Contact Information

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bchd.org/HealthyLivingCampus