

### 3.13 PUBLIC SERVICES

The following section of the Environmental Impact Report (EIR) describes the existing public services within Redondo Beach and Torrance and assesses the potential for the proposed Beach Cities Health District (BCHD) Healthy Living Campus Master Plan (Project) to affect existing service ratios, response times, or other performance objectives. The impact analysis provided in this section address the potential physical impacts associated with new or physically altered facilities necessary to maintain these performance objectives.

Existing public services provided by the City of Redondo Beach and the City of Torrance include but are not limited to fire protection, police protection, public schools, parks and recreational facilities, and libraries. Given the nature of the residential components included in the Phase 1 preliminary site development plan (i.e., Assisted Living and Memory Care), the Initial Study (IS) prepared for the proposed Project determined that the proposed Project would have no potential to impact public schools, parks and recreational facilities, or libraries (see Appendix A). As concluded in Section X, *Public Services* of IS, the proposed development of 157 new Assisted Living units for use by the elderly would not result in increased enrollment within the Redondo Beach Union School District or the Torrance Union School District because the Project would not increase the local population of school-age children. The development of 157 new Assisted Living units would also not result in an increased need for library services, resources, and facilities. As discussed in Section 3.12, *Population and Housing*, it is anticipated that new employees would be drawn from the South Bay region and therefore, would not substantially increase the demand for public libraries. Regarding recreation, new Assisted Living residents would generally utilize the active green space and health facilities provided on the BCHD campus, with outdoor areas open to the public, such that the proposed Project would not require the construction or expansion of new recreational facilities. (Impacts to bicycle paths and pedestrian connectivity are discussed in Section 3.14, *Transportation*.) Therefore, impacts due to new or physically altered public schools, libraries, and parks, are not discussed further in the EIR. For information regarding public utilities including potable water, wastewater, and solid waste, refer to Section 3.15, *Utilities and Service Systems*.

This section focuses on the potential impacts related to the need for new or physically altered governmental facilities in order to maintain acceptable service ratios, response times or other performance objectives for Fire Protection and Police Protection. The discussion of Fire Protection services includes a description of the facilities and resources for fire prevention and suppression in Redondo Beach and Torrance, emergency medical services (EMS), and special non-emergency

services. The discussion of Police Protection includes a description of the services and facilities related to police protection in Redondo Beach and Torrance.

### 3.13.1 Environmental Setting – Fire Protection

#### Redondo Beach Fire Department Assets

The Redondo Beach Fire Department (RBFD) provides fire protection, EMS, and special services (e.g., hazardous material management) as well as non-emergency services (e.g., building inspections and public education) to a population of over 66,000 in Redondo Beach. The RBFD maintains three fire stations strategically located within the City. Fire Station No. 1 is the Headquarters Station for Fire Administration and Fire Prevention Bureau located at 401 S.



*Fire Station No. 2 (pictured above) is located approximately 1.1 miles from the Project site. The RBFD provides fire protection, emergency medical response, and other special services to the population of Redondo Beach.*

Broadway, approximately 1.2 miles southwest of the Project site. Fire Station No. 2 is located at 2400 Grant Avenue, approximately 1.1 miles northeast of the Project site, and Fire Station No. 3, which serves as the base for the City’s Marine Harbor Patrol Division, is located at 280 Marina Way, approximately 1.1 miles west of the Project site.

RBFD personnel include one fire chief, three fire division chiefs, 13 fire captains, six firefighters, 12 fire engineers, 21 fire paramedics, three deputy harbor masters, three harbor patrol officers, and one hazardous materials inspector. RBFD assets include three fully staffed fire engines, one 100-foot ladder truck, two paramedic units, one hazardous materials response unit, one marine rescue/harbor patrol vessel, one fire boat, and one light/air support vehicle (City of Redondo Beach 2020d).

#### Torrance Fire Department Assets

The Torrance Fire Department (TFD) provides fire protection and EMS, hazardous materials mitigation, basic and technical rescue, domestic preparedness planning and response, community risk reduction, public fire and life safety education and fire investigation services to a population of over 143,000 in Torrance (see Section 3.12, *Population and Housing*). TFD also provides community safety, environmental protection, and property conservation through its seven divisions: Administration, Communication and Public Affairs, Community Risk Reduction, Emergency Medical Services, Emergency Response and Training, Organizational Planning and

Support Services. TFD divides the City of Torrance into six geographical planning zones, which are also commonly referred to as “first-ins.” These planning zones range in size from 1.92 square miles to 4.77 square miles and are each served by one of the City’s six fire stations. Fire Station No. 5 is located nearest to the Project site at 3940 Del Amo Boulevard, approximately 1.4 miles southeast of the Project site.

TFD resources include seven engine companies, two tiller operated truck companies, five paramedic rescue units, an air and light unit, and one battalion chief all staffed with trained fire fighters. These resources are distributed geographically throughout the City’s fire stations. In total, the TFD employs 163 personnel, 144 of which are sworn personnel and 19 are non-sworn personnel (TFD 2019). At any given time, each station is staffed with a minimum of 1 frontline engine, 1 reserve engine, and 4 to 15 sworn response personnel on duty. Fire Station No. 5 closest to the Project site is constantly staffed and equipped with six sworn response personnel on duty each day, one frontline engine, one frontline rescue, and one reserve engine (TFD 2018a).

#### Mutual Aid Agreements

Redondo Beach considered a feasibility study for merging the RBFD with the Los Angeles County Fire Department as a cost savings measure (Los Angeles County Fire Department 2019), but ultimately voted to end this pursuit in August 2019. Nevertheless, both Redondo Beach and Torrance are engaged in mutual aid agreements with each other as well as with the other fire departments in the region, including Manhattan Beach and El Segundo (Los Angeles County Fire Department). These mutual aid agreements provide regional fire protection including the provision of supplemental fire protection services, equipment, and personnel in special situations. This means that units participating in the mutual aid agreements could be dispatched to Redondo Beach or Torrance. Likewise, units from Redondo Beach or Torrance could be requested to assist in those jurisdictions.

#### Redondo Beach Response Times

According to the National Fire Protection Association (NFPA) Code 1710 (Standard for the Organization and Deployment of Fire Suppression Operations, EMS, and Special Operations to the Public by Career Fire Departments), dispatch time for fire suppression, medical response, and special operations should be less than or

- **DISPATCH TIME:** The elapsed time from when an emergency call is placed to when a unit is notified (i.e., dispatched).
- **TURNOUT TIME:** The elapsed time from when a unit is notified (i.e., dispatched) until that unit changes leaves the station and changes their status to responding.
- **TRAVEL TIME:** The elapsed time from when a responding unit leaves the station until its arrival on the scene.
- **TOTAL RESPONSE TIME:** The cumulative elapsed time from when an emergency call is placed until the unit arrives on the scene.

equal to 60 seconds 90 percent of the time. Turnout time should be 60 seconds for EMS responses and 80 seconds for fire responses. NFPA also requires fire stations to establish an objective of 240 seconds (i.e., 4 minutes) or less of travel time for the first arriving engine company at a fire suppression incident or the first responder with an automatic defibrillator or higher-level capacity at an emergency medical incident. The NFPA standards require that these objectives be met for at least 90 percent of incidents. The most recently released 2020 NFPA standards were also revised to include a requirement for fire stations to establish an objective of a second properly staffed four-person unit to arrive within 360 seconds (i.e., 6 minutes) or less. RDFD and TFD response times are measured against these NFPA standards. In addition, TFD has also developed more aggressive response time goals for both high-risk and low- to moderate-risk fires based on the Insurance Services Officer (ISO) grading schedule, which is described further below, as well as historical response data and TFD personnel and community expectations (TFD 2018b).

In 2019, RBFD responded to a total of 7,488 incidents, a 3-percent increase from the previous year, and a 5-percent increase from 2017 (City of Redondo Beach 2020a). Of these calls 4,805 (approximately 64 percent) were for medical incidents, 2,571 (approximately 34 percent) were for non-fire and marine incidents, and 112 (approximately 1.5 percent) were for active fire incidents. As further discussed below under *Project Site Fire Protection Services Infrastructure, Calls, Responses*, there were 53 emergency incident calls to the BCHD campus. In 2019, RBFD had an average dispatch time of 70 seconds, which exceeds the benchmark established in the NFPA standards by 10 seconds. However, in 2019, the RBFD had an average total response time of 4 minutes and 10 seconds for all calls within the City (City of Redondo Beach 2020a). This is well below the benchmark established in the NFPA standards. The average response time for all calls within the City has consistently improved in recent years from 4 minutes and 43 seconds in 2017 and 4 minutes and 16 seconds in 2018 (see Table 3.13-1; City of Redondo Beach 2020a).

**Table 3.13-1. RBFD Response Times and Performance**

	Goal Time (minutes)	Average Response Time of all Calls (2019; minutes)
Call Processing	< 1	1:10
Turnout Time	< 1:20 (fire); < 1 (EMS)	-
Travel Time 1 <sup>st</sup> Unit	< 4	-
Travel Time 2 <sup>nd</sup> Unit	< 6	-
Total Response Time for 1 <sup>st</sup> Unit	< 6:20 (fire); < 6 (EMS)	4:10

Notes: Total response time for the 1<sup>st</sup> Unit includes call processing, turnout time, and travel time. No data was available/reported for Turnout Time and unit-specific Travel Times in 2019; however, the total response time is well below the benchmark established in the NFPA 1710 standards.

Source: City of Redondo Beach 2020a; Varone 2019.

### Torrance Response Times

TFD responds to over 15,000 calls for service annually. In 2017 the TFD received 15,383 calls for service, a 6.94-percent increase (i.e., an increase of 1,070 calls) from the number of calls in 2015 (TFD 2018b). The majority of these calls were for EMS and 981 were for fire incidents (e.g., structure fires, vehicle fires, fire alarms, or other fires).

As previously described, in addition the NFPA standards, the TFD has also developed goal response times for both high-risk and low- to moderate-risk fires based on the ISO grading schedule, which is described further below, as well as historical response data and TFD personnel and community expectations (TFD 2018b). High-risk fires require deployment of both first-due units and Effective Response Force units. (An Effective Response Force is the minimum amount of equipment and staffing that must reach the scene of an emergency to initiate an effective intervention strategy.) First-due units are staffed with a minimum of four firefighters, capable of establishing command, assigning incoming resources, securing a water source, and initiating rescue or fire attack. The goal response time of first-due units is 6 minutes and 24 seconds. Effective Response Forces are staffed with a minimum of 16 operations personnel and fulfill remaining fire suppression duties. The goal response time of a first-due unit for low- to moderate-risk fires is also 6 minutes and 24 seconds. The goal response times of Effective Response Forces in high-risk fire incidents is 10 minutes and 24 seconds. Low- to moderate-risk fires only require arrival of a first-due unit capable of high-risk first unit duties as well as advancing a fire attack sufficient to extinguish the fire (TFD 2018b).

TFD uses the Torrance Public Safety Dispatch Center to dispatch TFD resources. Calls are received by a call taker – typically a sworn police officer – that transfers to the fire dispatcher, the law dispatcher, or both. The dispatch center’s overall 90-percent performance for call handling over the 3-year period from 2015-2018 was 1 minute and 54 seconds. This time exceeds the benchmark of 60 seconds or 1 minute for EMS calls established in the NFPA standards by 54 seconds (TFD 2018b).

The TFD 90-percent performance for turnout time on calls for the 4-year period from 2015-2018 was 2 minutes and 10 seconds. This turnout time also does not meet the benchmark of 60 seconds for EMS responses and 80 seconds for fire responses established by the NFPA standards (TFD 2018). Over the period of 2015-2018, for 90 percent of all high-risk fires, the total response time for the arrival of the first-due unit was 7 minutes and 56 seconds (TFD 2018b). This time exceeds the TFD goal time of 6 minutes and 24 seconds by 1 minute and 32 seconds. For 90 percent of all high-risk fires, the total response time for the arrival of the Effective Response Force, staffed with 16 firefighters and officers is 13 minutes and 27 seconds (TFD 2018b). This time exceeds the TFD

goal of 10 minutes and 24 seconds by 3 minutes and 3 seconds. For 90 percent of all low- and moderate-risk fires, the total response time for the arrival of the first-due unit was 8 minutes and 48 seconds (TFD 2018b). This exceeds the TFD goal of 6 minutes and 24 seconds by 2 minutes and 24 seconds (see Table 3.13-2).

**Table 3.13-2. TFD Fire Response Call Performance**

	<b>Goal Time (minutes)</b>	<b>90<sup>th</sup> Percentile Performance Time High Risk (minutes)</b>	<b>90<sup>th</sup> Percentile Performance Time Low and Moderate Risk (minutes)</b>
Call Processing	< 1	2:08	2:12
Turnout Time	< 1:20 (fire); < 1 (EMS)	2:11	2:51
Travel Time 1 <sup>st</sup> Unit	< 4	5:01	5:19
Travel Time Effective Response Force		9:46	-
Total Response Time 1 <sup>st</sup> Unit	6:24	7:56	8:48
Total Response Time Effective Response Force (for High-Risk Fires)	10:24	13:27	-

Source: TFD 2018b.

Torrance has also developed benchmark performance measures for Advanced Life Support and Basic Life Support EMS incidents. For 90 percent of all Advanced Life Support and Basic Life Support EMS incidents, the total response time goal of the first-due unit is 6 minutes and 4 seconds (TFD 2018b). EMS dispatches can include a first-due unit or an Effective Response Force. First-due units are staffed with a minimum of two paramedics or three emergency medical technicians and are capable of assessing scene safety, establishing command, evaluating the need for additional resources, conducting an initial patient assessment, initiating Basic Life Support, and initiating early defibrillation. Effective Response Forces are capable of conducting a comprehensive patient assessment; obtaining vitals and a detailed medical history of the patient; initiating advanced life support actions in accordance with Los Angeles County EMS protocol; assisting transport personnel with packaging the patient; and caring for the patient until care is transferred to an equal or higher medical authority at the receiving hospital. If an Effective Response Force is Advanced Life Support, it is staffed with a minimum of four operations personnel. If an Effective Response Force is Basic Life Support it is staffed with a minimum of two paramedics or three emergency medical technicians (see Table 3.13-3; TFD 2018b).

**Table 3.13-3. TFD EMS Response Call Performance**

	<b>Goal Time (minutes)</b>	<b>90th Percentile Performance Time (minutes) for EMS-ALS</b>	<b>90th Percentile Performance Time (minutes) for EMS-BLS</b>
Call Processing	< 1	1:40	1:36
Turnout Time	< 1:20	1:55	1:55
Travel Time 1st Unit	< 4	4:33	4:39
Travel Time Effective Response Force		4:09	-
Total Response Time 1st Unit	6:04	7:05	7:06
Total Response Time Effective Response Force	6:04	8:52	-

Source: TFD 2018b.

Over the period 2015-2018, for 90 percent of all Advanced Life Support EMS incidents, the total response time for the arrival of the first-arriving unit was 7 minutes and 5 seconds and 8 minutes and 52 seconds for the arrival of the Effective Response Force (TFD 2018). This exceeds the TFD goal times by 1 minute and 1 second and 2 minutes and 48 seconds, respectively. The total response time for the arrival of the first-due unit was 7 minutes and 6 seconds (TFD 2018). This exceeds the TFD goal times by 1 minute and 2 seconds.

### Fire Prevention

The RBFD Fire Prevention Division provides inspection services, plan review, issuance of permits, fire code enforcement, fire cause investigations, internal safety investigations, citizen safety awareness programs, public fire education, public information services, and community relations events (City of Redondo Beach 2020b). The purpose of the Fire Prevention Division is to protect the community by reducing the likelihood of loss of life, property damage, and environmental harm from fire, explosion, unauthorized release of hazardous materials, and natural disasters through engineering, education, and fire/life safety code enforcement. Engine companies and the Fire Prevention Division personnel conduct thorough and periodic inspections of commercial buildings and multi-unit residential structures in order to provide the public with the maximum protection from loss of life and property through fire.

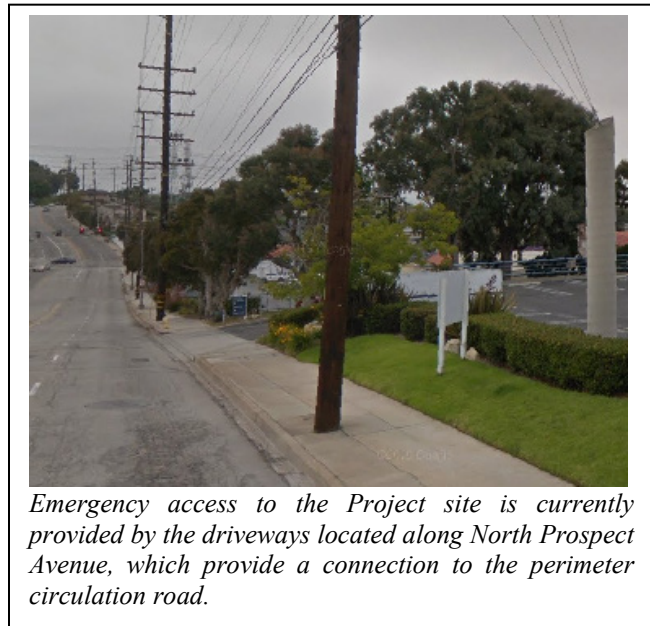
The TFD Community Risk Reduction Division applies life safety codes to new and existing structures, performs fire investigation and oversees hazardous material administration. Staff includes trained individuals who provide fire safety information and assistance to City staff about new projects in the City, review new construction plans for fire protection regulations conformity

and emergency access, and investigate fires that occur within the City to determine their cause and origin.

The Los Angeles County Fire Department acts as the Certified Unified Protection Agency (CUPA) providing hazardous materials response and remediation (refer to Section 3.8, *Hazards and Hazardous Materials*) with RBFD and the City of Torrance authorized as participating agencies. The participating agencies manage hazardous materials programs in their respective cities and CUPA implements six State environmental programs: Hazardous Materials Reporting and Response Planning, Uniform Fire Code Business Plan, Hazardous Waste Generation and On-Site Treatment, Accidental Release Prevention, Aboveground Storage Tank, and Underground Storage Tank.

#### Insurance Services Office Rating

The ISO provides rating and statistical information for the insurance industry in the U.S. and rates fire departments nationwide for their effectiveness. In determining its community rating, the ISO evaluates a community's fire protection needs and services and then assigns each community a Public Protection Classification rating. The rating is derived from a cumulative point scoring system, which grades the community's fire-suppression delivery system, including fire dispatch (i.e., operators, alarm dispatch circuits, telephone lines available), fire department (i.e.,



*Emergency access to the Project site is currently provided by the driveways located along North Prospect Avenue, which provide a connection to the perimeter circulation road.*

equipment available, personnel, training, distribution of companies, etc.), and water supply (i.e., adequacy, condition, number and installation of fire hydrants). The ratings range in descending rank from Class 1 (the best level of service) to Class 10 (no service). As of 2019, the RBFD has an ISO Class 2 rating (Los Angeles County Fire Department 2019). As of 2018, the TFD has an ISO rating of 1, with high marks in each criterion including communication (i.e., receiving and handling alarms), water supply, and fire department credibility (City of Torrance 2018; TFD 2018b). The ISO ratings indicate that the RBFD and TFD have sufficient supplies and are well-equipped to respond to emergencies in Redondo Beach and Torrance.



### Project Site Fire Protection Services Infrastructure, Calls, Responses

Then BCHD campus is served by an existing 8-inch fire service line and has five on-site fire hydrants as well as two off-site fire hydrants located on the east side of North Prospect Avenue (refer to Appendix L). Emergency access points are provided at the existing driveways along North Prospect Avenue, which provide a connection to the perimeter circulation road.

The BCHD campus is located within Redondo Beach within approximately 1.2 miles of the three Rbfd fire stations, and is well within the 6-minute fire response time area and 6-minute and 20-second EMS response time for the Rbfd. Records indicate that a total of 451 EMS calls associated with the BCHD campus at 514 North Prospect Avenue occurred between January 2015 and July 2019, with an average of 98 calls per year and just over 8 calls per month for the 60 double-occupancy Memory Care units with 120 beds total.<sup>1</sup> Each of these EMS calls was responded to by either Rbfd Fire Station No. 1 or No. 2 (see Table 3.13-4). The data presented below in Table 3.13-4 indicates total calls to the Beach Cities Health Center at 514 North Prospect Avenue, which includes the Silverado Beach Cities Memory Care Community.

**Table 3.13-4. EMS Calls for the BCHD Campus (2015-2019)**

Period	EMS Calls Per Year	Average EMS Calls Per Month
2019 (January – July)	53	7.6
2018 (January – December)	102	8.5
2017 (January – December)	101	8.4
2016 (January – December)	92	7.7
2015 (January – December)	103	8.6
<b>Average</b>	<b>98</b>	<b>8.2</b>

Notes: Calls for the BCHD campus between 2015-2019 were limited to EMS responses, no fire responses were recorded during this period.

### **3.13.2 Regulatory Setting – Fire Protection**

#### Federal Regulations

##### *Uniform Fire Code*

The Uniform Fire Code contains specialized technical fire and life safety regulations that apply to the construction and maintenance of buildings and land uses. Topics addressed in the Uniform Fire Code include fire department access, fire hydrants, automatic sprinkler systems, fire alarm

<sup>1</sup> For reference this is similar to the 85 calls per year assumed in the Draft EIR prepared for the Kensington Assisted Living Facility (State Clearinghouse [SCH] No. 203121065). The assumed number of calls per year assumed in the Kensington Assisted Living Facility Draft EIR was based on an average per bed estimate of 0.65 calls per bed per year to a similar facility within the City.

systems, fire and explosion hazards safety, hazardous materials storage and use, provisions intended to protect and assist fire responders, industrial processes, and many other general and specialized fire-safety requirements for new and existing buildings.

#### State Regulations

##### *California Fire Code (Title 24, Part 9, California Code of Regulations)*

The California Fire Code is Title 24, Part 9 of the California Code of Regulations (CCR), and is also referred to as the California Building Standards Code (CBSC). The California Fire Code combines the Uniform Fire Code with amendments necessary to address California's unique needs. The CBSC includes regulations which are consistent with nationally recognized standards of good practice, intended to facilitate protection of life and property. Among other issues, its regulations address the mitigation of fire explosion hazards, management and control of the storage, handling and use of hazardous materials and devices, mitigation of conditions considered hazardous to life or property in the use or occupancy of buildings, and requirements to address safety of emergency response personnel.

##### *California Health and Safety Code*

State fire regulations set forth in California Health and Safety Code Sections 13000 *et seq.* address building standards, fire protection and notification systems, provision of fire protection devices such as extinguishers and smoke alarms, high-rise building and childcare facility standards, and fire suppression training.

##### *California Occupational Safety and Health Administration*

In accordance with the 8 CCR Sections 1270, Fire Prevention, and 6773, Fire Protection and Fire Fighting Equipment, the California Occupational Safety and Health Administration (CalOSHA) has established minimum standards for fire suppression and EMS. The standards include, but are not limited to, guidelines on the handling of highly combustible materials, fire hose sizing requirements, restrictions on the use of compressed air, access roads, and the testing, maintenance, and use of all firefighting and emergency medical equipment.

#### City of Redondo Beach Local Policies and Regulations

##### *Redondo Beach General Plan Environmental Hazards / Natural Hazards Element*

Goals, objectives, and policies of the Environmental Hazards / Natural Hazards Element of the general plan related to fire prevention and protection include:

Objective 12.1: Endeavor to implement and monitor all possible and necessary fire prevention, fire protection, and emergency preparedness measures to adequately protect residents, employees, visitors and structures from the risk of and impacts due to fire and fire-related emergencies.

Policy 12.1.1 Continue to provide and strive to upgrade an adequate, modern system of fire protection to residents, employees, and visitors of the City of Redondo Beach.

Policy 12.1.2 Continue to cooperate with fire, paramedic, and emergency operations personnel in adjacent municipalities and the County of Los Angeles to assist each other in carrying out the existing regional fire protection agreement.

Policy 12.1.3 Assess the potential impacts of future increases in development density and related circulation impacts and patterns on local fire prevention and protection efforts and emergency response times; ensuring, through the design review and plan check process, that such new development will not result in a reduction of fire protection services below acceptable levels.

Policy 12.1.4 Continue to support public and private programs assisting in the further reduction of potential urban fires, including weed and brush removal and installation and maintenance of fire retardant plantings.

Policy 12.1.5 Continue to monitor, maintain, and upgrade the condition and operation of the local water system and supply, the distribution and operation of local fire hydrants, fire alarm boxes, and fire hose cabinets on the Municipal Pier.

Objective 12.3: Insure that all high occupancy structures, critical facilities, other vital emergency facilities, and local residential, commercial, and industrial structures are designed and constructed to minimize the level of risk of structural failure in a fire or emergency situation.

Policy 12.3.1 Continue to require that all developments be submitted for governmental review according to the Planning and Land Use Section of the California Government Code.

Policy 12.3.2 Enforce all structural and fire safety regulations of the Uniform Building Code, Uniform Fire Code, State Fire Code and appropriate

provisions of the Redondo Beach Municipal Code relating to sprinkler systems, smoke detector systems, and fire alarm systems.

Policy 12.3.3 Continuously re-evaluate and study the need to upgrade the specific provisions of the Redondo Beach Municipal Code relating to sprinkler systems, smoke detector systems, heat detector systems, and fire alarm systems.

Policy 12.3.4 Continue the existing program and practice of inspecting local residential, commercial, and industrial structures for compliance with state and local fire laws, regulations, ordinances, and practices.

#### *Redondo Beach Municipal Code*

Redondo Beach Municipal Code (RBMC) Section 3.40.101 adopts the California Fire Code as the Fire Code for the City of Redondo Beach. The RBMC also contains local amendments to the California Fire Code that include additional requirements related to address numbers, fire watch, fire alarm systems, fire protection systems alarms, photovoltaic solar panels, sprinklers, and prohibition of fireworks. The Fire Code is intended to provide for the maximum protection of life and property to the extent feasible, and includes stringent requirements addressing fire prevention and fire suppression for new buildings. Fire Code requirements play an important role in minimizing the risk of fires and preventing property loss, injury, and death within the City.

#### *Redondo Beach Public Services Funding*

Funding for the RBFD is determined through Redondo Beach's annual budget process. As required by City of Redondo Beach Charter Section 17.9, the annual budget must be adopted by the City Council on or before June 30 of each year. Under the City's current budget, the Fire Department is authorized for 67 personnel, including 62 sworn firefighter and officer positions (City of Redondo Beach Financial Services Department 2019). The proposed Fiscal Year 2020-2021 budget would authorize a total of 67 personnel, including 62 sworn positions (City of Redondo Beach 2020d). As well as personnel, other operating expenses identified in the annual budget consist of maintenance and operations, internal service fund allocations, and capital outlays.

#### City of Torrance Local Policies and Regulations

##### *Torrance General Plan Safety Element*

The City of Torrance is committed to maintaining a safe environment by minimizing fire hazards to existing and new residential developments. The following policies in the Torrance General Plan

Safety Element aim to minimize the risks associated with urban fires and wildland fires and are relevant to the proposed Project:

- Policy S.2.1 Continue to enforce building fire codes and ordinances.
- Policy S.2.2 Continue to enforce the City's fire prevention and suppression requirements for water supply, water flows, fire equipment access, and vegetation clearance in new and modified developments.
- Policy S.2.3 Continue to research and adopt best practices pertaining to fire management and fire hazards.
- Policy S.2.4 Continue to involve the Fire Department in the development review process to ensure that fire safety is addressed in new and modified developments.

The following policies to provide a high level of fire, police, and emergency medical services are relevant to the proposed Project:

- Policy S.6.2 Maintain an adequate number of fire stations, facilities, and services sufficient to meet high fire protection standards.
- Policy S.6.4 Provide for a maximum six-minute Fire Department response time.

#### *Torrance Municipal Code*

The Torrance Municipal Code (TMC) identifies land use categories, development standards, and other general provisions that ensure consistency between the Torrance General Plan and proposed development projects. The following provisions from the TMC focus on fire services impacts associated with new development projects and are relevant to the proposed Project:

Chapter 29.5 (Fire Facilities Impact Fees). This Chapter of the TMC sets forth the fees that are imposed on residential and nonresidential development to ensure that new development pays its fair share of the costs required to support needed fire facilities and related costs necessary to accommodate such development. The funds are to be utilized for payment of the actual or estimated costs of fire facilities, apparatus, and equipment related to new residential and nonresidential construction.

Chapter 85.1 (Fire Code). The Torrance City Council has adopted and incorporated by reference, as though set forth in full in this Section of the Municipal Code, the California Fire Code, 2016. The California Fire Code sets forth

requirements including emergency access, emergency egress routes, interior and exterior design and materials, fire safety features including sprinklers, and hazardous materials.

The City collects development impact fees for fire facilities from all new residential and non-residential development per TMC Section 29.5.1. If the proposed development within the City of Torrance right-of-way is determined to be applicable to the proposed Project, the City of Torrance would calculate and collect the required fees prior to issuance of a grading or building permit.

### **3.13.3 Impact Assessment and Methodology – Fire Protection**

#### Thresholds for Determining Significance

The following thresholds of significance are based on Appendix G of the 2020 California Environmental Quality Act (CEQA) Guidelines. For purposes of this EIR, implementation of the proposed Project may have a significant adverse impact on fire protection and emergency response services if:

- a) The project would result in substantial adverse physical impacts associated with the provision of new or physically governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for fire protection and emergency services.

#### Methodology

This section: 1) evaluates the availability and level of existing fire protection services; 2) analyzes the potential increases in demand for fire protection and EMS as a result of implementation of the proposed Project including the Phase 1 preliminary site development plan and the more general Phase 2 long range development program; and 3) determines the adequacy of existing fire protection services to meet future demand and whether the proposed Project would increase the demand for fire protection services such that there would be a need for new or physically altered fire facilities, the construction of which could cause significant environmental impacts.

This analysis utilizes the anticipated in the population associated with the proposed Project (refer to Section 3.12, *Population and Housing*), to assess increased demand for fire protection services. Increases in residential, employee, and visitor populations at the Project site were considered in comparison with Rbfd staffing levels, assets, and response times. Within this context, impacts to fire protection services are considered potentially significant if the proposed Project would increase the demand for fire protection services such that there would be a need for new or

physically altered RBFD facilities, the construction of which could cause significant environmental impacts.

### 3.13.4 Project Impacts and Mitigation Measures – Fire Protection

#### Impact Description (PS-1)

- a) *The project would result in substantial adverse physical impacts associated with the provision of new or physically governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for fire protection and emergency services.*

**PS-1        The proposed Project – including the Phase 1 preliminary site development plan under Phase 1 and the more general Phase 2 development program – could incrementally increase the demand for the Redondo Beach Fire Department (RBFD) fire protection and Emergency Medical Services (EMS) services as well as other non-emergency services. However, this increase would not result in substantial adverse physical impacts associated with the provision of, or the need for, new or physically altered fire protection and EMS services and facilities in order to maintain acceptable service ratios, response times, or other performance objectives. This impact would be *less than significant*.**

The California Fire Code standards described in Section 3.13.2, *Regulatory Setting – Fire Protection*, are intended to provide for the maximum protection of life and property to the extent feasible, and include stringent requirements addressing fire prevention and fire suppression for new buildings. Requirements include but are not limited to the installation of fire alarms, fire sprinklers, and fire communication systems; the use of more fire-resistant building materials; and the provision of adequate emergency access, fire hydrants, visible address signage, and minimum fire flow rates for water mains. Additionally, multiple State and local programs and policies are in place to reduce potential fire safety impacts associated with new development or redevelopment. The Redondo Beach General Plan Environmental Hazards / Natural Hazards Element and the Torrance General Plan Safety Element include policies to reduce fire hazards and ensure provision of adequate fire services, including, review of development requests, providing local structural inspections, and enforcement of State and local fire regulations (City of Redondo Beach 1993; City of Torrance 2010). As previously described, RBFD has a comprehensive and active fire prevention program, including a dedicated Fire Prevention Division, which provides inspection

services, plan review, issuance of permits, Fire Code enforcement, fire cause investigations, internal safety investigations, citizen safety awareness programs, public fire education, public information services, and community relations events (City of Redondo Beach 2020b). Similarly, TFD's Community Risk Division applies life safety codes to new and existing structures, performs fire investigation and oversees hazardous material administration (TFD 2020a).

As part of the development review processes for the proposed Project, the RBFD and TFD would review the final designs of Phase 1 and Phase 2 prior to issuance of Certificates of Occupancy to ensure that all development is designed to meet the required fire protection safety standards in the Fire Code, thus reducing overall demand for fire protection services (City of Redondo Beach 2020c; TFD 2020a). BCHD coordinated with RBFD regarding the requirements for emergency access as a part of the development of the preliminary site development plan for Phase 1 to ensure that the pedestrian promenade would adequately support fire engines and other RBFD assets used during a fire response or EMS response.

Operation of the proposed BCHD Healthy Living Campus would result in an increase in residents, employees, and visitors at the BCHD campus, and could result in incremental increases in RBFD responses. Phase 1 of the proposed Project would increase the total number of individuals requiring fire protection services through the overall addition of 177 new Assisted Living bed spaces to the existing 120 Assisted Living bed spaces, bringing the total permanent residents supported at the site to 297. As previously described in Section 3.13.1, *Environmental Setting – Fire Protection*, the RBFD responded to an annual average of 98 EMS calls to the Beach Cities Health Center at 514 North Prospect Avenue in 2015 to 2019, which constitutes 1.3 percent of the 7,488 incidents that the RBFD responded to in 2019 (refer to Table 3.13-4). Implementation of Phase 1 of the proposed Project would relocate the 60 existing double occupancy Memory Care units (120 bed spaces) and develop 157 new Assisted Living units (177 new bed spaces), resulting in a total of 297 bed spaces.

Assuming an average of 0.82 annual calls per bed space per year based on the average number of service calls to the existing Beach Cities Health Center, the BCHD campus would generate an estimated total of 244 emergency calls per year following the completion of the proposed development under Phase 1. This would represent an increase in total calls by a factor of approximately 2.5 when compared to the average of 98 calls per year under existing conditions. (This analysis conservatively assumes that each of the EMS calls for the existing BCHD campus was associated with the Silverado Beach Cities Memory Care Community, rather than other medical office building space or the CHF currently located within the Beach Cities Health Center at 514 North Prospect Avenue. It is likely that EMS calls would not increase to this extent because



at least some of the calls to the existing campus are likely attributable to other uses in the Beach Cities Health Center, which would no longer operate once Phase 2 construction begins.)

As with each of the EMS calls from 2015-2019, it is assumed that all future EMS calls would be addressed by RBFD Fire Station No. 1 or 2. (Responses by TFD would be an extremely rare occurrence and would not affect their overall response time goals or ratio of sworn personnel to residents.) Currently, the RBFD has a ratio of 0.93 sworn personnel to every 1,000 residents using the estimated 2019 population of 66,749. The addition of 177 Assisted Living residents to the BCHD campus would not substantially alter the ratio of firefighters from 0.93 sworn personnel to every 1,000 residents. (This minor increase in population would reduce the ratio by  $< 0.01$ , and does not account for the fact that some of the residents would likely be from the existing Redondo Beach population.) Additionally, as discussed in Section 3.12, *Population and Housing*, new employees and visitors to the BCHD campus would be drawn from the South Bay region and would not measurably affect the ratio of firefighters to residents. RBFD's average response times regularly meet their total response time goals (refer to Table 3.13-1), and RBFD has the existing required assets to respond to emergencies at the existing Beach Cities Health Center. The proposed Project would redevelop the existing Beach Cities campus, which is in close proximity ( $< 1.2$  miles) from RBFD's three Fire Stations. Because response times to the existing campus are satisfactory and the proposed Project would only incrementally increase the demand for RBFD services, the proposed Project would continue to be located well within the 6-minute fire response time area and 6-minute and 20-second EMS response time for the RBFD and would not require new or physically altered RBFD facilities.

As described in Section 2.0, *Project Description*, prior to the issuance of Certificates of Occupancy for the proposed development under Phase 1 and Phase 2, BCHD would coordinate with the RBFD and the Redondo Beach Police Department (RBPD) to prepare an Emergency Response Plan for the BCHD campus. This would include an operational handbook that contains processes and procedures for emergencies (e.g., evacuations during a fire, earthquake, etc.). The operational handbook would provide the training requirements and procedures for BCHD staff to contact and coordinate with first responder services. For the reasons stated above, construction and operation of the Project would not affect the ability of RBFD to maintain adequate fire protection and EMS services, and would not require the provision of new or physically altered facilities that could have a substantial adverse physical impact; therefore, the Project impacts would be *less than significant*.

#### Cumulative Impacts

As described in Impact PS-1, the proposed Project – including the Phase 1 preliminary site development plan and the Phase 2 development program – could create an incremental increase in

demand for EMS and fire protection services from RBFD. (Responses by TFD or other fire departments in the Beach Cities or South Bay region would be an extremely rare occurrence and would not affect their overall response time goals or ratio of sworn personnel to residents.) Therefore, the proposed Project, in combination with past, present, and reasonably foreseeable probable future projects in Redondo Beach (refer to Table 3.0-1 in Section 3.0, *Cumulative Impacts*) could contribute to an incremental increase in demand for fire protection services.

The majority of cumulative projects within the City are either public works projects and capital improvement projects or small-scale residential projects (e.g., one- to five-unit condominium developments) that would also have a minor effect on the ratio of sworn personnel to residents. Assuming an average household size of 2.21 people (U.S. Census 2019), these cumulative residential projects would result in an increase in population of approximately 175 people, which is well within the Southern California Association of Governments (SCAG) projections for growth in housing units and population (SCAG 2020) (refer to Section 3.12, *Population and Housing*). With adherence to the Fire Code, which limits the associated impact on fire protection services, the RBFD would continue to be able to provide fire protection services comparable to current services and response times (i.e., RBFD would continue to meet the total response time goal of the 6 minutes for fire response time and 6 minutes and 20 seconds for EMS response). Fire protection services in Redondo Beach are maintained and expanded through property taxes and collection of fees that grow incrementally as development occurs within a service area. Providing for new equipment, facilities, and staffing is assessed as part of Redondo Beach's annual fiscal budget process. (Similarly, the City of Torrance collects development impact fees for police facilities from all new residential and non-residential development per TMC Section 29.5.1.) Based on acknowledgment of, and planning for, future growth within Redondo Beach, and the associated fire protection needs, significant cumulative impacts associated with the need for and/or construction of new or physically altered fire protection facilities are not expected to occur within the foreseeable future. Therefore, neither the preliminary site development plan under Phase 1 nor long range development program under Phase 2 would result in substantial contributions to cumulatively considerable impacts due to the new or physically altered fire protection facilities within Redondo Beach.

### 3.13.5 Environmental Setting – Police Protection

#### Redondo Beach Police Department Assets

Police protection services for Redondo Beach are provided by the Redondo Beach Police Department (RBPB), which is divided into a Support Services Bureau and Operations Bureau. The Support Services Bureau provides administrative, management, and recruitment services while the Operations Bureau consists of investigation, patrol and special operations divisions. Each patrol unit is headed by a patrol lieutenant and two sergeants. Units included in the Special



*The RBPB Main Station provides police protection services to the City of Redondo Beach.*

Operations Division include traffic, pier, community services, and municipal services. Currently, the RBPB consists of 153 staff, 105 of which are staffed under the Operations Bureau. The RBPB Main Station is located at 401 Diamond Street, approximately 0.75 miles southwest of the Project site. The RBPB also operates a part-time police substation located on the Redondo Beach Pier, approximately 1.2 miles southwest of the Project site. The substation allows for officers assigned to the Pier/Harbor Unit to store their equipment, document reports, and houses an office for the Sergeant of the Unit.

#### Torrance Police Department Assets

Police protection and law enforcement services for the City of Torrance is provided by the Torrance Police Department (TPD). The TPD has one station located at 3300 Civic Center Drive, approximately 2.25 miles northwest of the Project site

Currently, the TPD staffs 227 sworn officers and 128 civilian staff. The TPD is led by the Police Chief and supported by a Command Staff, consisting of a Deputy Chief and three Captains. Each Captain is responsible for one of the major components within the Department's structure: Administrative, Patrol, Special Operations, and Services Bureaus. These bureaus are further divided into divisions that include detective, traffic, patrol, special investigation, community affairs, services, communications, records, personnel and research and training (TPD 2018). The TPD also features many specialized details including a seven-person Crime Scene Investigation unit, a Gang Detail, and a Canine Detail. The Special Operations Bureau offers a Crime Impact

Team that, working undercover, targets major offenders, and a Narcotics Team that targets major international drug distribution organizations.

#### Crime Rates

In 2018, the RBPD made 2,184 arrests and issued 4,220 traffic citations (City of Redondo Beach Financial Services Department 2019). In 2019, there were a total of 160 violent crimes (240 crimes per 100,000 people) and 1,370 property crimes (2,052 crimes per 100,000 people) in Redondo Beach (Federal Bureau of Investigation 2019a).<sup>2</sup> The reported number of violent crimes was 46 percent lower than the State-wide rate (441 per 100,000 people) and 35 percent lower than the national rate (367 per 100,000 people) (Federal Bureau of Investigation 2019c),(Federal Bureau of Investigation 2019b). Property crime rates were 12 percent lower than the State average (2,331 per 100,000) and 3 percent lower than the national average (2,110 per 100,000 people) (Federal Bureau of Investigation 2019c; 2019b).

In 2019, the City of Torrance reported a total of 280 violent crimes (195 crimes per 100,000 people) and 2,853 property crimes (1,987 crimes per 100,000 people) (Federal Bureau of Investigation 2019a). The reported number of violent crimes was 56 percent lower than the State-wide rate (441 per 100,000 people) and 47 percent lower than the national rate (367 per 100,000 people) (Federal Bureau of Investigation 2019b, 2019c). Property crime rates were 15 percent lower than the State average (2,331 per 100,000) and 6 percent lower than the national average (2,110 per 100,000 people) (Federal Bureau of Investigation 2019b, 2019c).

#### Calls and Response Times

The RBPD responds to an average of 186 calls per day (Kochhiem 2020). Calls received by the dispatch center are given a priority ranking of 1 to 3, with 1 being the highest priority. Average response times is 3 minutes 53 seconds for priority 1 calls, 10 minute and 55 seconds for priority 2 calls, and 22 minutes and 3 seconds for priority 3 calls (Kochhiem 2020).

In 2019, TPD officers received a total of 243,172 calls, an average of approximately 666 calls per day (City of Torrance Public Records Center 2020). In 2019, police response time for priority calls was 7 minutes and 20 seconds (City of Torrance Public Records Center 2020).

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<sup>2</sup> Crimes rates per 100,000 people are based on 2019 U.S. Census population estimates. Refer to Section 3.12, *Population and Housing*.

### 3.13.6 Regulatory Setting – Law Enforcement

#### City of Redondo Beach Local Policies and Regulations

##### *Redondo Beach Municipal Code*

RBMC Section 9-15.01 formally adopts the Uniform Building Security Code, 1997 Edition, published by the International Conference of Building Officials for the protection of the public health and safety. This code establishes minimum standards to make dwelling units resistant to unlawful entry. It regulates swinging doors, sliding doors, windows and hardware in connection with dwelling units of apartment houses or one- and two-family dwellings. The code considers the concerns of police, fire and building officials in establishing requirements for resistance to burglary which are compatible with fire and life safety.

##### *Redondo Beach Public Services Funding*

Funding for the RBPD is determined through Redondo Beach’s annual budget process. As required by City of Redondo Beach Charter Section 17.9, the annual budget must be adopted by the City Council on or before June 30 of each year. Under the City’s current budget, RBPD is authorized for 154 personnel, including 96 sworn positions (City of Redondo Beach Financial Services Department 2019). The proposed Fiscal Year 2020-2021 budget would authorize a total of 153 personnel, including 95 sworn positions (City of Redondo Beach 2020a). Besides personnel, other operating expenses identified in the annual budget consist of maintenance and operations, internal service fund allocations, and capital outlays.

#### City of Torrance Local Policies and Regulations

##### *Torrance Municipal Code*

The City collects development impact fees for police facilities from all new residential and non-residential development per TMC Section 29.6.1. If the proposed development within the City of Torrance right-of-way is determined to be applicable to the proposed Project, the City of Torrance would calculate and collect the required fees prior to issuance of a grading or building permit.

### 3.13.7 Impact Assessment and Methodology – Law Enforcement

#### Thresholds for Determining Significance

The following thresholds of significance are based on Appendix G of the 2020 CEQA Guidelines. For purposes of this EIR, implementation of the proposed Project may have a significant adverse impact on police protection and law enforcement services if:

- a) The project would result in substantial adverse physical impacts associated with the provision of new or physically governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for police protection and law enforcement services.

#### Methodology

This section: 1) evaluates the availability and level of existing law enforcement services; 2) analyzes the potential increases in demand for police services as a result of redevelopment of the BCHD campus under the Phase 1 preliminary site development plan and under the more general Phase 2 development program; and 3) determines the adequacy of existing and planned police facilities to meet future demand and whether the proposed Project would increase the demand for law enforcement services such that there would be a need for new or physically altered police facilities, the construction of which could cause significant environmental impacts.

This analysis utilizes the anticipated increases associated with the proposed Project as identified in Section 3.12, *Population and Housing*, to assess increased demand for law enforcement services. Increases in residential, employee, and visitor populations at the Project site were considered in comparison with RBPD staffing levels, assets, and response times. Within this context, impacts to law enforcement services are considered potentially significant if the proposed Project would increase the demand for law enforcement services such that there would be a need for new or physically altered RBPD facilities, the construction of which could cause significant environmental impacts.

### **3.13.8 Project Impacts and Mitigation Measures – Law Enforcement**

#### Impact Description (PS-2)

- a) *The project would result in substantial adverse physical impacts associated with the provision of new or physically governmental facilities, need for new or physically altered governmental facilities, the construction of which could cause significant environmental impacts, in order to maintain acceptable service ratios, response times or other performance objectives for police protection and law enforcement services.*

**PS-2            The implementation of the proposed Project – including the preliminary development plan under Phase 1 and the development program under Phase 2 – would incrementally increase the demand for law enforcement services. However, the required compliance with existing building security standards**

**(e.g., Redondo Beach Municipal Code [RBMC] Section 9-15.01) would ensure that implementation of the Project would not result in substantial adverse physical impacts associated with the provision of, or the need for, new or physically altered police protection and EMS services and facilities in order to maintain acceptable service ratios, response times, or other performance objectives. This impact would be *less than significant*.**

The addition of 177 new bed spaces under the Phase 1 preliminary site development plan as well as the expansion of community services and recreational facilities under the Phase 2 development program would increase the number of residents, employees, and visitors present on the BCHD campus at any given time, especially during daytime and weekend operational hours. The increase in activity level at the Project site could generate the need for law enforcement services. However, the development under Phase 1 and Phase 2 of proposed Project would include the incorporation of security features such as access control to buildings, secured parking facilities, walls/fences with key systems, building entrances in high foot-traffic areas, and minimum dead space to eliminate areas of concealment. Additionally, the proposed Project would include new and updated security lighting on site, at vehicle entrances, pedestrian walkways, courtyards, driveways, and parking facilities, pursuant to the requirements of RBMC Section 10-5.1706(c)(10). These measures would help reduce impacts on police services by deterring criminal activity at the Project site.

As described in Impact PS-1 with regard to firefighters, the addition of 177 Assisted Living residents to the BCHD campus would not substantially alter the existing ratio of police officers to residents. Additionally, as discussed in Section 3.12, *Population and Housing*, new employees and visitors to the BCHD campus would be drawn from the South Bay region and would not measurably affect the ratio of police officers to residents.

Staffing and equipment needs of the RBPD are reviewed each year during the preparation of the overall budget. Renovation plans for the existing police station are currently under review, but there are no plans to expand the existing station or construct a new station (Kochheim 2020). Further, the RBPD has not identified the need to expand or construct a new police station, and new facilities are not currently required. Based on the current facilities, staffing, and equipment, implementation of the preliminary site development plan under Phase 1 and the development program under Phase 2 would not exceed the overall capacity of existing RBPD services. The proposed Project would not require new or physically altered facilities to maintain service ratios or response times. Therefore, the impacts for Phase 1 and Phase 2 of the proposed Project would be *less than significant*.

Cumulative Impacts

As described in Impact PS-2, the proposed Project – including the preliminary site development plan under Phase 1 and the development program under Phase 2 – could recreate an incremental increase in demand for law enforcement services provided by RBPD related to theft, trespassing, or vandalism. Therefore, the proposed Project, in combination with past, present, and reasonably foreseeable probable future projects in Redondo Beach (refer to Table 3.0-1 in Section 3.0, *Cumulative Impacts*) could contribute to an incremental increase in demand for law enforcement services.

The majority of cumulative projects within Redondo Beach are either public works projects and capital improvement projects or small-scale residential projects (e.g., one- to five-unit condominium developments) that would also have a minor effect on the ratio of RBPD police officers to residents. With adherence to existing building security standards, which deter crime, the RBPD would continue to be able to provide law enforcement services comparable to current services and response times. Additionally, as previously described in Impact PS-2, law enforcement services in Redondo Beach are maintained and expanded through property taxes and collection of fees that grow incrementally as development occurs within a service area. Providing for new equipment, facilities, and staffing is assessed as part of Redondo Beach’s annual fiscal budget process. (Similarly, the City of Torrance collects development impact fees for police facilities from all new residential and non-residential development per TMC Section 29.6.1.) Based on acknowledgment of, and planning for, future growth within Redondo Beach, significant cumulative impacts associated with the need for and/or construction of new or physically altered law enforcement services or facilities are not expected to occur within the foreseeable future. Therefore, neither the Phase 1 preliminary site development plan nor the Phase 2 development program would result in substantial contributions to cumulatively considerable impacts due to new or physically altered on law enforcement facilities within Redondo Beach.



