

# City issues environmental report on Hollywood Park redevelopment

Inglewood residents can access digital version of 1,000-page study, with comment period ending Nov. 24.

**BY OLU ALEMORU**

STAFF WRITER

**INGLEWOOD** — The City Council has released a mammoth study — amounting to about 1,000 pages — on the environmental impact of the proposed redevelopment of Hollywood Park.

The Draft Environmental Impact Report (DEIR) — a digital version is being made available for public review — is designed to inform decision-makers and the general public of the potential environmental effects resulting from the proposed transformation of the 238-acre South Prairie Avenue site.

The proposed project includes the demolition of the racetrack and grandstand and the construction of approximately 2,995 residential units, 620,000 square feet of retail space and 75,000 square feet of office/commercial space.

Plans also call for a 300-room hotel including 20,000 square



*Photo by Gary McCarthy*

Under a proposed redevelopment plan, the racetrack at Hollywood Park would be demolished to make way for housing and retail.

feet of related meeting space and a 10,000-square-foot Home Owners Association facility.

The pavilion/casino would be renovated at its existing location, and reconfigured as a maximum 120,000-square-foot casino/gambling facility.

As part of the development agreement, a four-acre site

is proposed as a public entity for civic uses, which could be a combination of one or more uses, such as a school, library or community center.

“Inglewood is an area that is in need of additional parks and recreation spaces and the proposed project would help address this need by providing for 25 acres

of land as park, recreation and open space,” states the report.

Based on a review of issues by the city’s Planning Department, the DEIR looked at a number of areas including air quality, geology and soils, noise, land use planning, traffic/transportation and parking.

In terms of the latter, parking for the commercial and retail land uses would be provided with a combination of surface, structure and street parking spaces within the designated “mixed-use zone” area.

According to a draft analysis, the project may have a peak parking demand of approximately 4,900 spaces for the retail/commercial component. Similarly, depending on the actual bedroom counts that are developed, it is estimated the site could contain up to 7,700 residential parking spaces.

A review and comment period for written responses only is set to end Nov. 24.

“The devil is in the details,” said Councilman Danny Tabor, in whose First District the property is located. “And I will be encouraging residents to break the report into sections so that they can make their feelings known.”

