

CALIFORNIA COASTAL COMMISSION

South Coast District Office
301 E Ocean Blvd., Suite 300
Long Beach, CA 90802-4302
VOICE (562) 590-5071



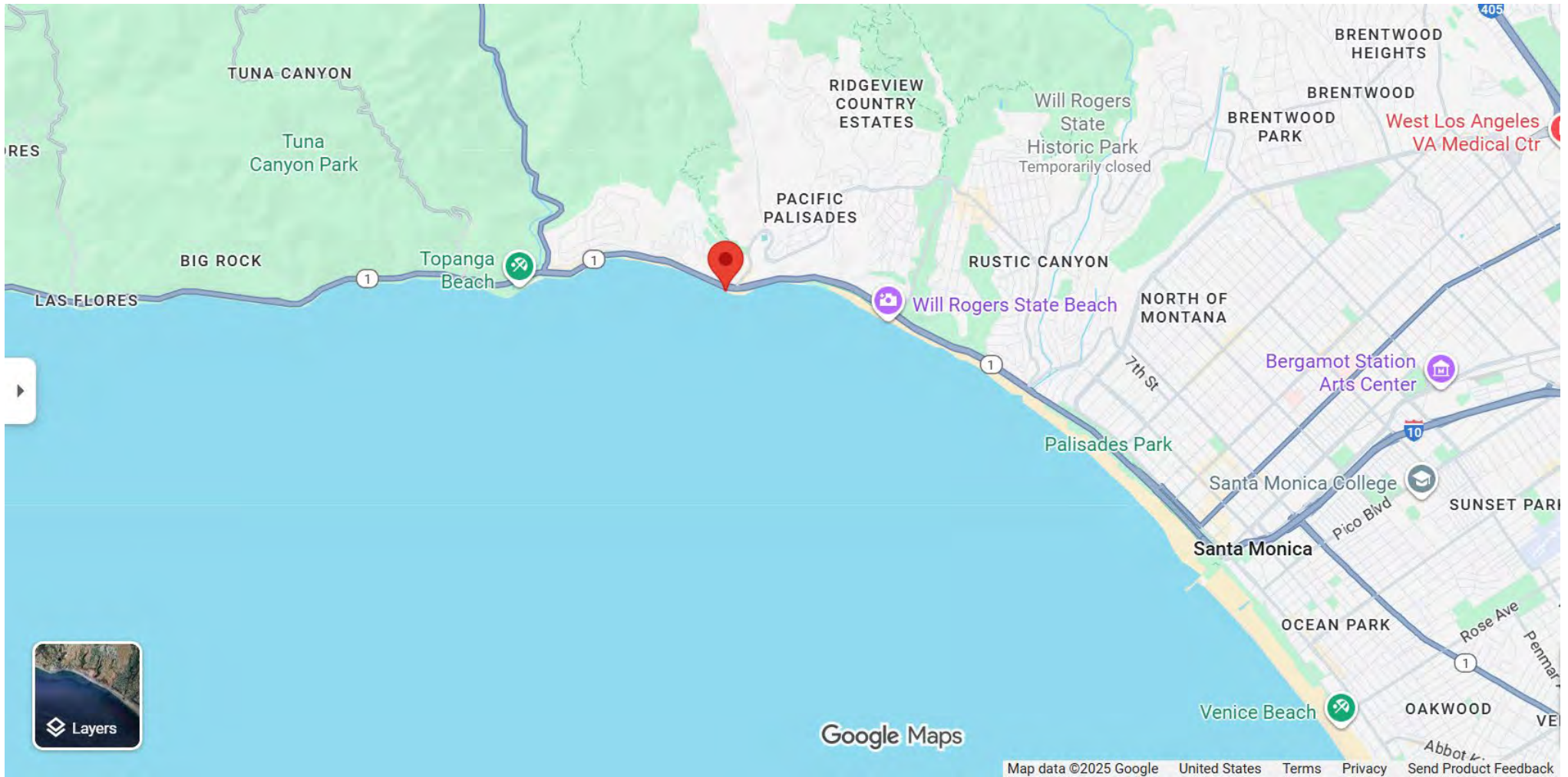
W12c

**5-24-1045 (PCH Beach Associates, LLC; Los Angeles County
Department of Beaches and Harbors; and California Department of
Parks and Recreation)**

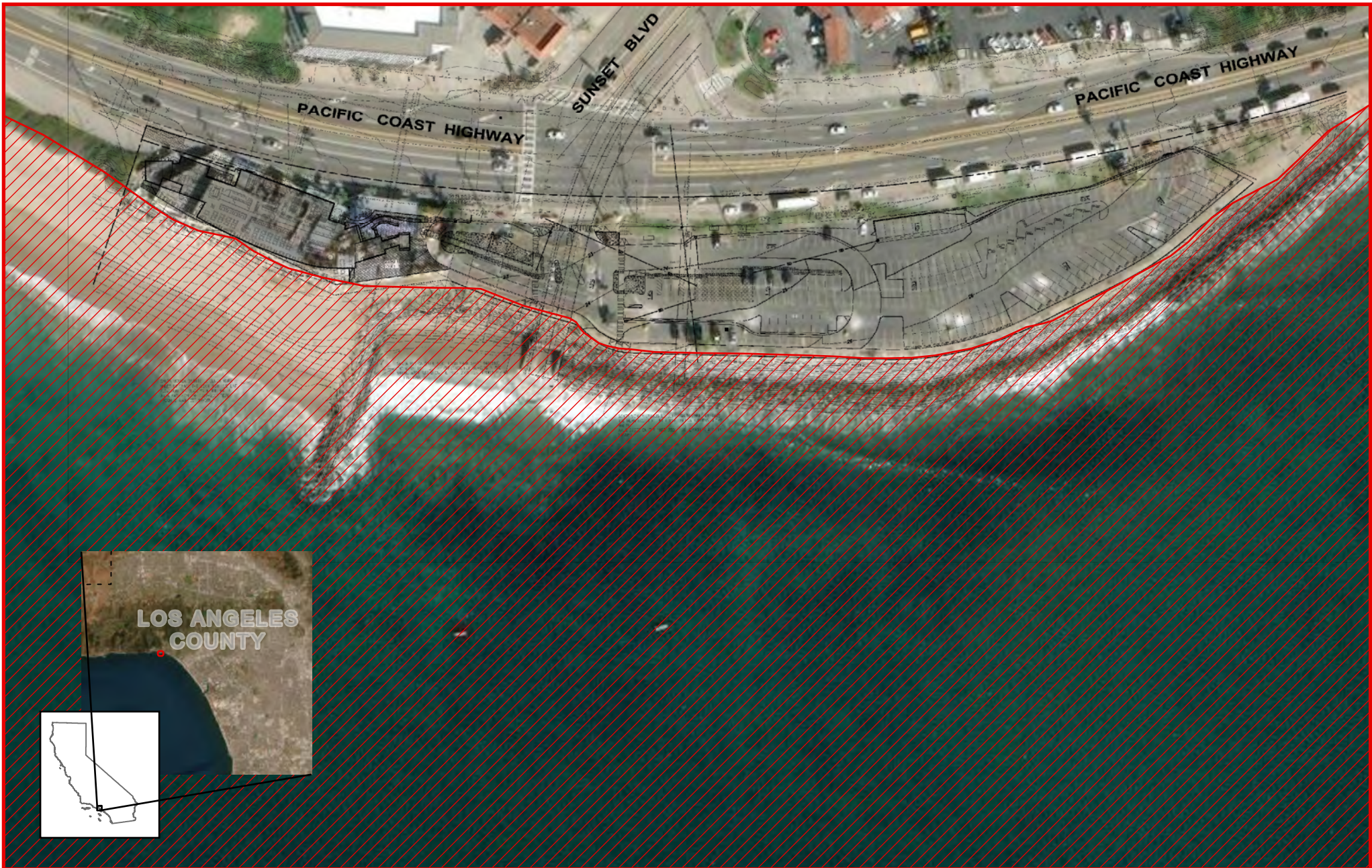
October 8, 2025

EXHIBITS

- Exhibit 1 – Project Location**
- Exhibit 2 – Project Plans**
- Exhibit 3 – Public Deck**
- Exhibit 4 – Parking Lot Configuration**
- Exhibit 5 – Visual Analysis**
- Exhibit 6 – Grading Plan**

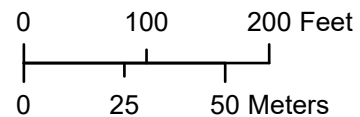






Proposed Project Footprint 17300 Pacific Coast Highway, Los Angeles

 Coastal Commission Permit Jurisdiction



California Coastal Commission
5-24-1045
Exhibit 1
Page 3 of 4



For illustrative purposes only.
AC September 2025
Sources: Maxar, Microsoft, Earthstar Geographics



Option A, Beachside Crane Run 17300 Pacific Coast Highway, Los Angeles



California Coastal Commission
5-24-1045
Exhibit 1
Page 4 of 4

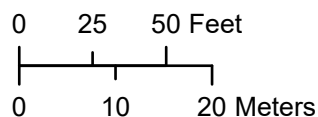


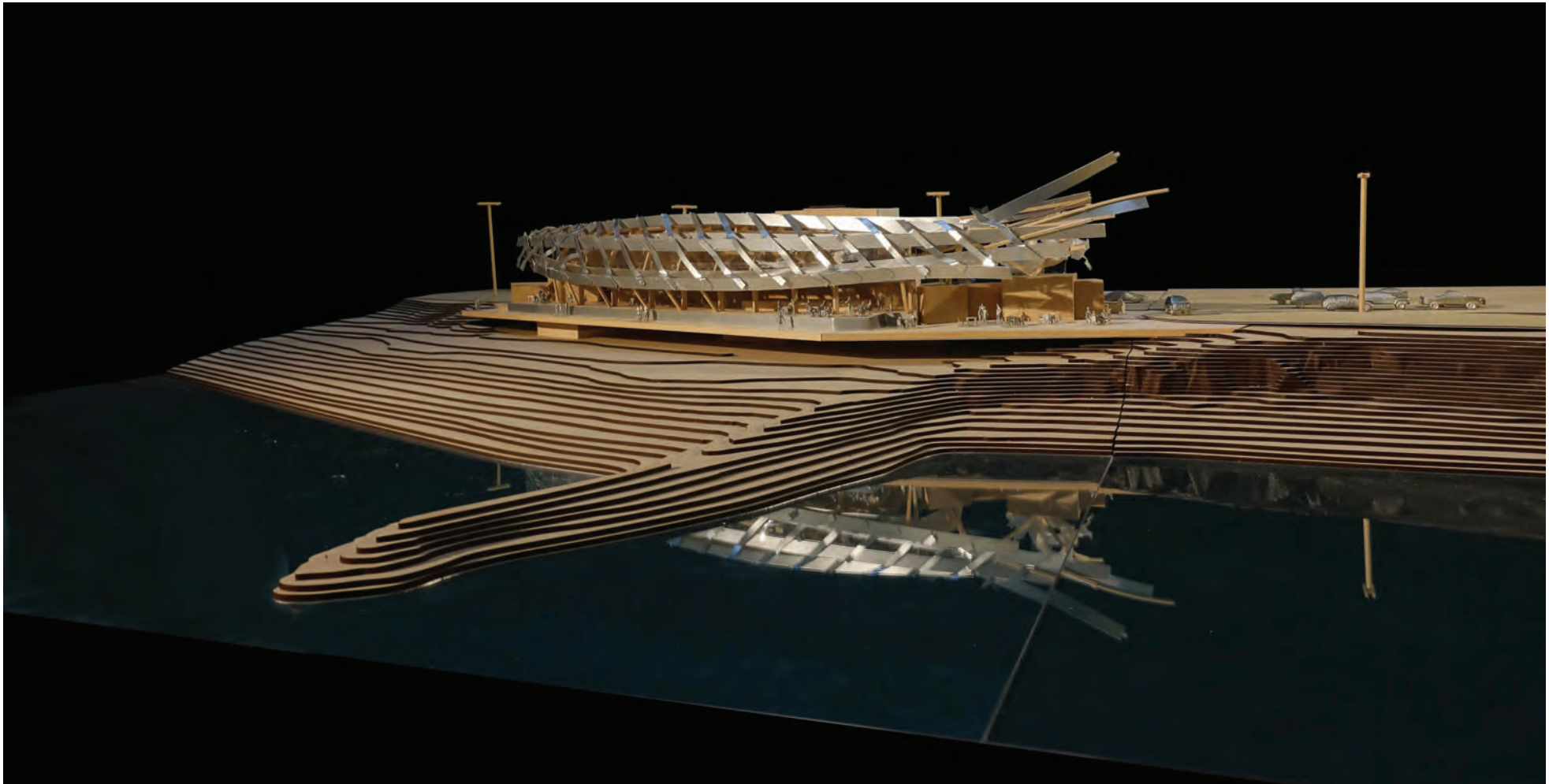
Technical Services Division - GIS Unit

For illustrative purposes only
AC September 2025

Sources: Maxar, Microsoft, Earthstar Geographics

-  Coastal Commission Permit Jurisdiction
-  Crane Pathway





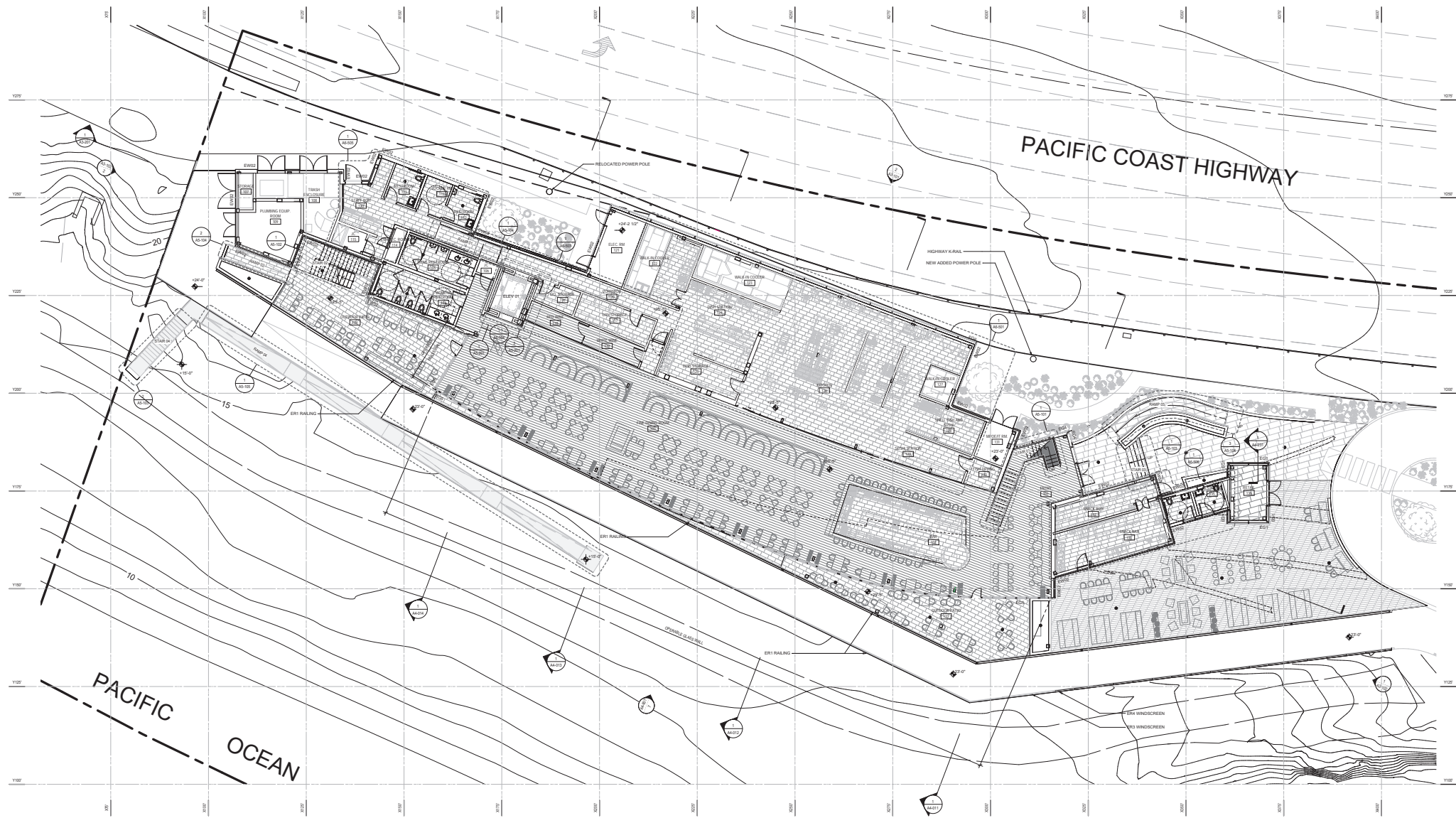
17300 PACIFIC COAST HIGHWAY

LOS ANGELES CALIFORNIA 90272
ASSESSORS PARCEL NUMBER: 4,5,6,7
ZONING: OS-1XL

California Coastal Commission
5-24-1045
Exhibit 2
Page 1 of 9

GEHRY PARTNERS, LLP
DESIGN ARCHITECT

**COASTAL DEVELOPMENT PERMIT APPLICATION
DECEMBER 04, 2024**



California Coastal Commission
5-24-1045
Exhibit 2
Page 4 of 9



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17300 PACIFIC
COAST HIGHWAY
PACIFIC PALISADES CALIFORNIA 90272
BASED ON PARCEL NUMBER 4.5.7
OWNER: C.A. 10

NO.	REVISION	DATE
1	CONCEPT DESIGN	10/10/07
2	PRELIMINARY DESIGN	10/10/07
3	PRELIMINARY DESIGN SET	10/10/07
4	DESIGN DEVELOPMENT SET	10/10/07

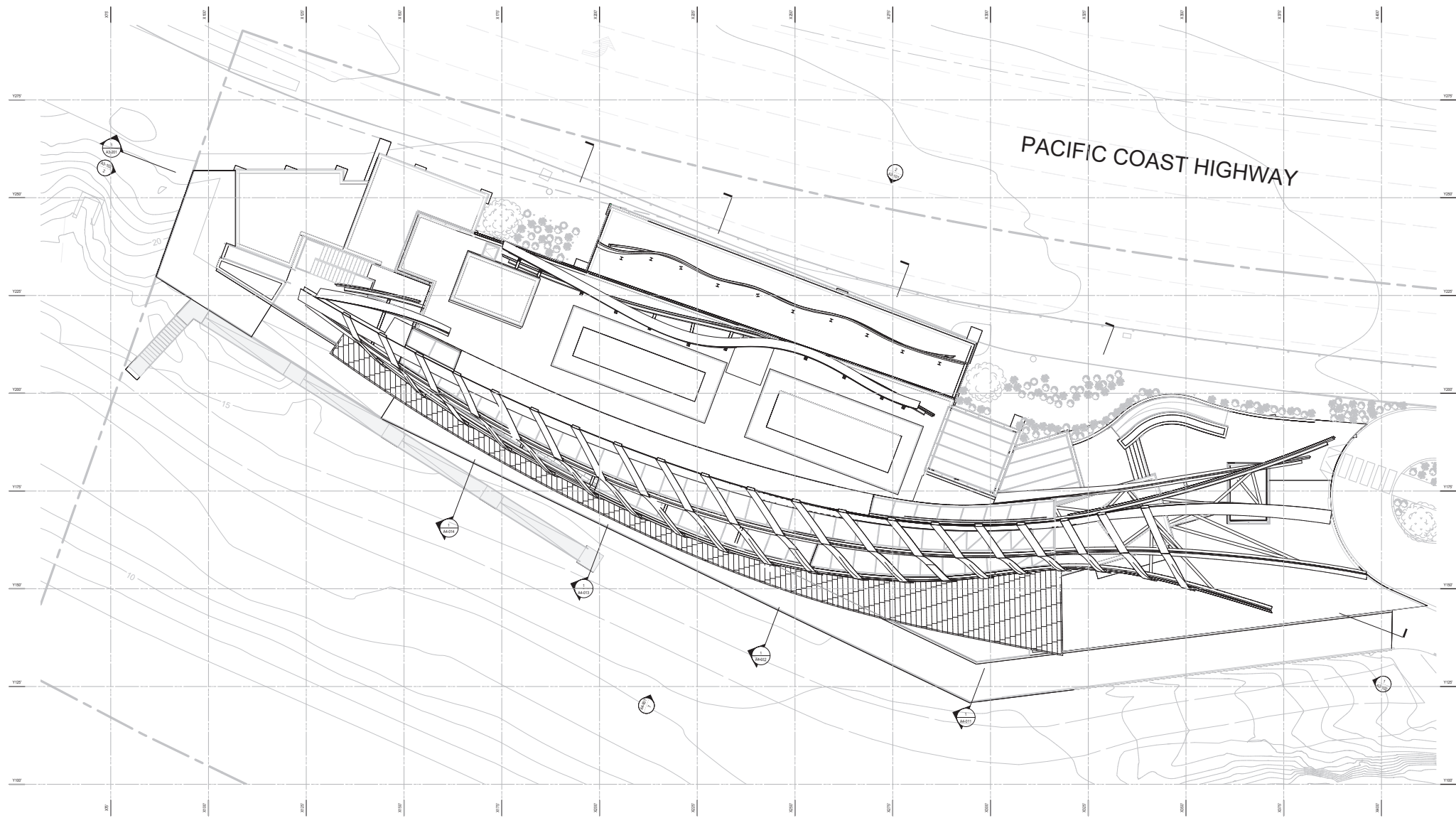
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California Coastal Commission
5-24-1045
Exhibit 2
Page 5 of 9



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17300 PACIFIC
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PACIFIC PALMDALE CALIFORNIA 90277
BASED ON PARCEL NUMBER: 4.0.7
OWNER: C.A. 10

NO.	ISSUE	DATE
1	SCHEMATIC DESIGN PROGRESS	05/20/17
2	SCHEMATIC DESIGN SET	06/12/17
3	DESIGN DEVELOPMENT 50%	06/23/17

TITLE
ROOF PLAN

NOT FOR CONSTRUCTION
COASTAL DEVELOPMENT PERMIT APPLICATION

PROJECT NUMBER
2017-007

SCALE
1/8" = 1'-0"

PHASE
DESIGN DEVELOPMENT 50%

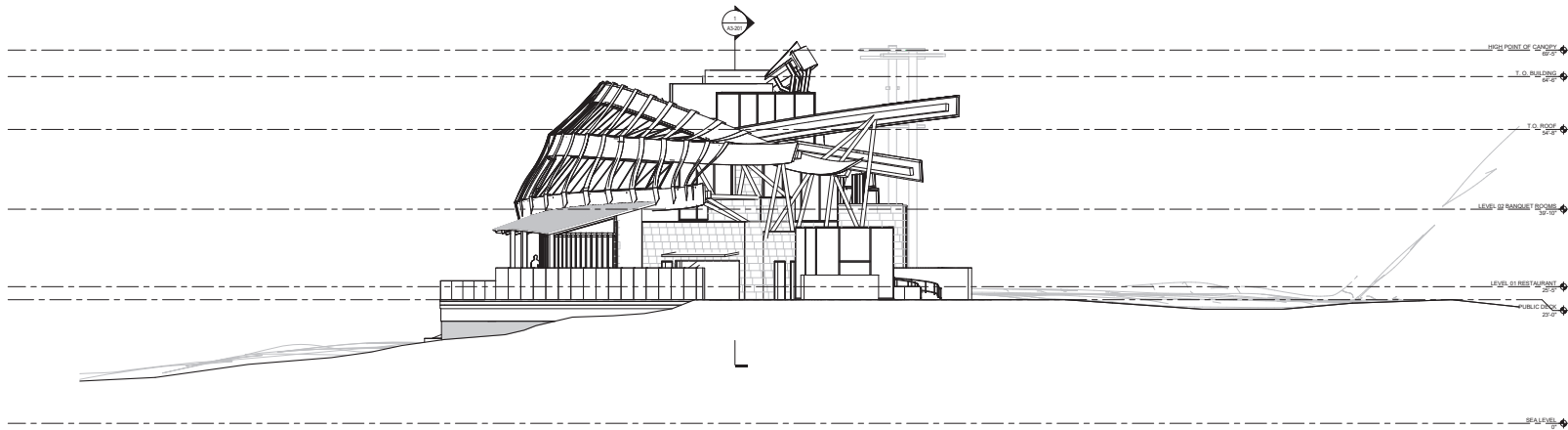
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DATE
06/23/17

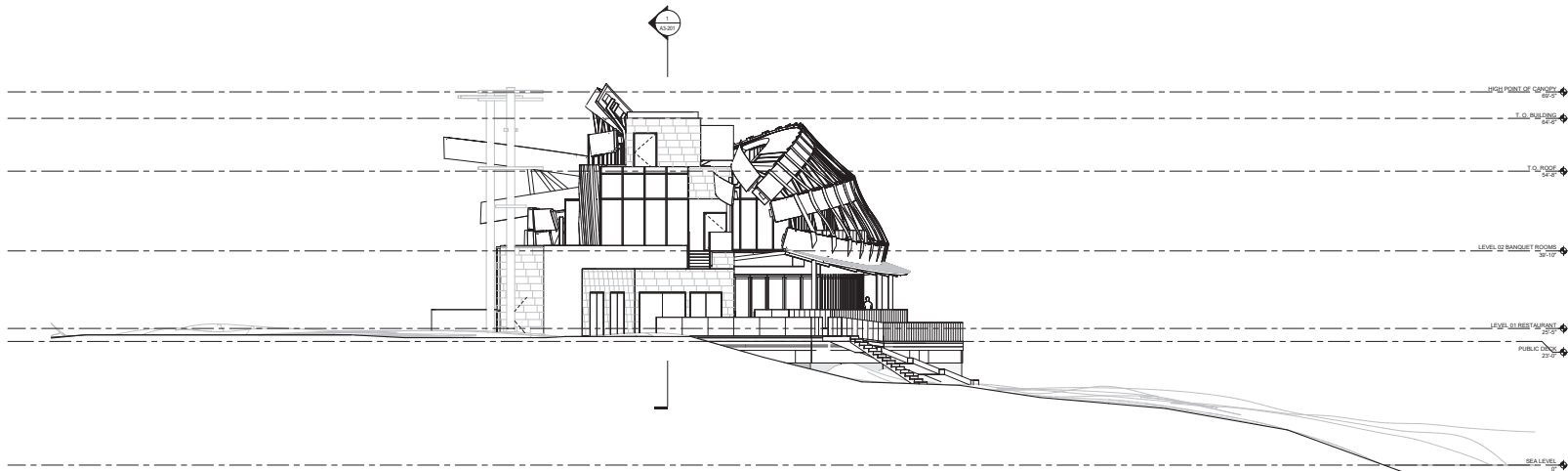
ORIGINAL SHEET SIZE: 36" x 48"

SHEET NUMBER
A2-104

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1 OVERALL ELEVATION - EXTERIOR - EAST
1/8" = 1'-0"



2 OVERALL ELEVATION - EXTERIOR - WEST
1/8" = 1'-0"

California Coastal Commission
5-24-1045
Exhibit 2
Page 7 of 9

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PUBLIC PLAZA

1. SNACK SHACK
2. DECORATIVE STONE PAVERS
3. DECORATIVE CONCRETE PAVING
4. RAMMED CONCRETE BENCH
5. PLANTER AREA
6. ENTRY RAMP
7. EMERGENCY VEHICLE ACCESS

California Coastal Commission

5-24-1045

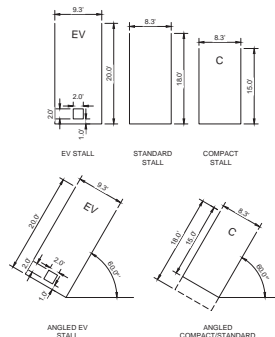
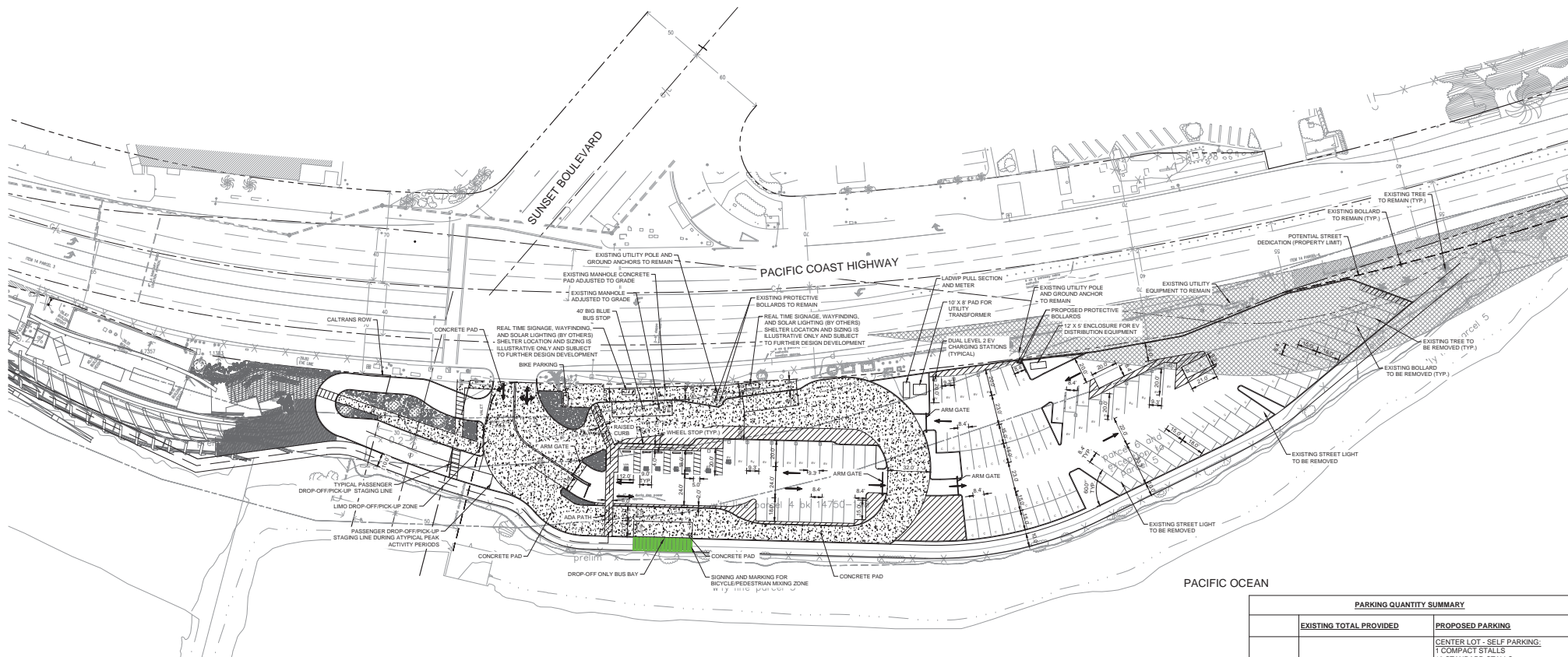
Exhibit 3

Page 2 of 5

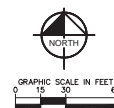








PARKING DIMENSIONS



California Coastal Commission
5-24-1045
Exhibit 4
Page 1 of 3

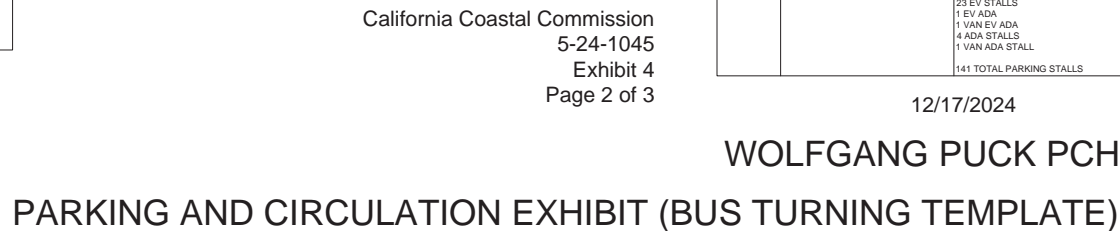
PACIFIC OCEAN

PARKING QUANTITY SUMMARY		
	EXISTING TOTAL PROVIDED	PROPOSED PARKING
QUANTITY:		CENTER LOT - SELF PARKING: 1 COMPACT STALLS 13 STANDARD STALLS 8 EV STALLS 4 ADA STALLS 1 VAN ADA STALL 1 VAN EV ADA STALL 1 EV ADA STALL 29 TOTAL STALLS
	0 COMPACT STALLS	EASTERN LOT - SELF PARKING: 68 COMPACT STALLS 29 STANDARD STALL 15 EV STALLS 112 TOTAL STALLS
	205 STANDARD STALLS	
	4 ADA STALLS	
	209 TOTAL EXISTING STALLS	
		TOTAL: 73 COMPACT STALLS 40 STANDARD STALLS 23 EV STALLS 1 EV ADA 1 VAN EV ADA 4 ADA STALLS 1 VAN ADA STALL 141 TOTAL PARKING STALLS

12/17/2024

WOLFGANG PUCK PCH
PARKING AND CIRCULATION EXHIBIT

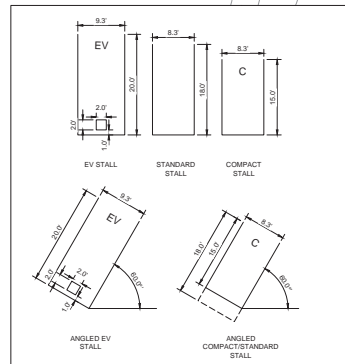
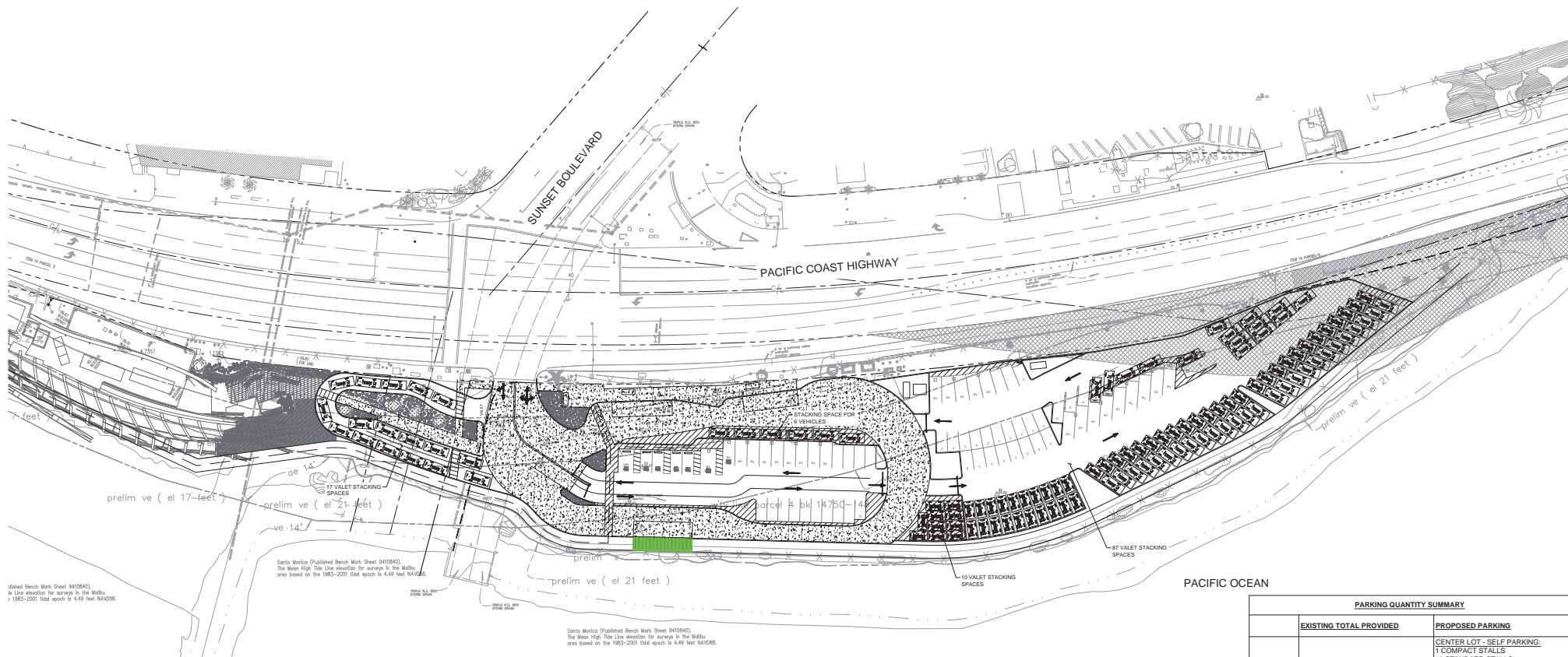
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660 S. FIGUEROA ST, SUITE 2050, LOS ANGELES, CA 90017
PHONE: 213-261-4040

12/17/2024

WOLFGANG PUCK PCH

PARKING AND CIRCULATION EXHIBIT (BUS TURNING TEMPLATE)

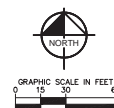
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STACKING SUMMARY			
	WESTERN LOOP VALET STACKING	CENTER PARKING & BUS LOOP STACKING	EASTERN PARKING VALET STACKING
QUANTITY:	17 SPACES	16 SPACES	87 SPACES

PARKING QUANTITY SUMMARY		
	EXISTING TOTAL PROVIDED	PROPOSED PARKING
QUANTITY:	0 COMPACT STALLS 205 STANDARD STALLS 4 ADA STALLS 209 TOTAL EXISTING STALLS	CENTER LOT - SELF PARKING: 1 COMPACT STALLS 13 STANDARD STALLS 8 EV STALLS 4 ADA STALLS 1 VAN ADA STALL 1 EV ADA STALL 29 TOTAL STALLS
		EASTERN LOT - SELF PARKING: 68 COMPACT STALLS 29 STANDARD STALLS 15 EV STALLS
		TOTAL: 73 COMPACT STALLS 40 STANDARD STALLS 23 EV STALLS 1 EV ADA 1 VAN EV ADA 4 ADA STALLS 1 VAN ADA STALL 141 TOTAL PARKING STALLS

California Coastal Commission
5-24-1045
Exhibit 4
Page 3 of 3



12/17/2024
WOLFGANG PUCK PCH
VEHICLE STACKING EXHIBIT

EXISTING - - - -

PROPOSED - - - -



LOOKING NORTH ON PCH



LOOKING SOUTH ON PCH



SUNSET AND PCH

