



City of Los Angeles
Department of Public Works
Bureau of Engineering
Street Vacation Section
Land Development Group
201 N. Figueroa Street, Suite 200
Los Angeles, CA 90012

October 25, 2017

Re: Project Title: Alley Vacation – Harlem Place between 4th St and 5th St (Project No.: VAC-E1401184, Council File No. 12-0131)

Through this correspondence, L&R Investment Company notifies the City of Los Angeles that it does not consent to the vacation of the Harlem Place alley between 4th St. and 5th St. and that a previous consent submitted purportedly from the property owner at 433 S. Main St. is not valid.

L&R Investment Company, a California general partnership, and System Property Development Company, Inc., a California corporation, are tenants-in-common for the real property located at and commonly known as 433 S. Main Street, in Los Angeles, California (“433 S. Main Property”).

L&R Investment Company understands that there are current proceedings before the City of Los Angeles to consider vacation of the Harlem Place alley between 4th St. and 5th St., which adjoins the 433 S. Main Property. See Project No.: VAC-E1401184, Council File No. 12-0131. As part of those proceedings, the City of Los Angeles is conditioning the alley vacation on the consents from the owners of all properties adjoining the alley area proposed to be vacated.

L&R Investment Company does not consent to the vacation of the above described alley. Further, it is now aware that a document was executed on October 7, 2015 entitled Consent and Waiver Form for Vacation Projects (“October 7, 2015 Consent”) by Kevin Litwin in which he purported to certify that he was the owner of the 433 S. Main Property and that he consented to the alley vacation. That October 7, 2015 Consent is invalid because it did not include the required consent of System Property Development Company, Inc. who was at the time and still is a tenant-in-common for the 433 S. Main Property. Further, and among other reasons, the October 7, 2015 Consent is invalid because it was not executed on behalf of or ratified by L&R Investment Company. In addition, the October 7, 2015 Consent was executed over two years ago and did not identify the specifics of the proposed vacation.

For the foregoing reasons, L&R Investment Company notifies the City of Los Angeles that it does not consent to the vacation of the Harlem Place alley between 4th St. and 5th St. and that the October 7, 2015 Consent is not valid.

Sincerely,

A handwritten signature in black ink, appearing to read 'Nathan Cohen', is written over a thin horizontal line.

Nathan Cohen
Chief Executive Officer
L&R Group of Companies

