

HOLLY L. WOLCOTT
CITY CLERK

City of Los Angeles
CALIFORNIA

OFFICE OF THE
CITY CLERK

GREGORY R. ALLISON
EXECUTIVE OFFICER

When making inquiries relative to
this matter, please refer to the
Council File No. 14-1130



ERIC GARCETTI
MAYOR

COUNCIL AND PUBLIC SERVICES
DIVISION
200 N. SPRING STREET, ROOM 395
LOS ANGELES, CA 90012
GENERAL INFORMATION - (213) 978-1133
FAX: (213) 978-1040

SHANNON HOPPE
DIVISION MANAGER

www.clerk.lacity.org

September 5, 2014

CD 5

NOTICE TO APPELLANT(S), APPLICANT(S), AND INTERESTED PARTIES

You are hereby notified that the Planning and Land Use Management (PLUM) Committee of the Los Angeles City Council will hold a public hearing on **Tuesday, September 16, 2014**, at approximately **2:30 p.m.**, or soon thereafter, in the Board of Public Works Edward R. Roybal Hearing Room 350, City Hall, 200 North Spring Street, Los Angeles, CA 90012, to consider the proposed project the Los Angeles City Planning Commission (LACPC) approved for 1950 Avenue of the Stars. The proposed project the LACPC approved is Alternative 9 (Enhanced Retail) as described in the project's Environmental Impact Report (EIR). The Enhanced Retail Alternative would include the construction of one 37-story, 700,000 square foot office building, approximately 10,338 square feet of low-rise, one- and two-story office space, a 2,389-square foot Mobility Hub, a 39,037-square foot Transit Plaza, approximately 17,102 square feet of ancillary retail, and a partially subterranean parking structure with 1,530 stalls on the Project Site. In addition, the Enhanced Retail Alternative would include a 2.14-acre landscaped green roof deck on the parking structure which would be open to members of the public between 6:00 a.m. - 8:00 p.m., seven days per week, as an additional public amenity. In total, the Enhanced Retail Alternative would comprise approximately 729,829 square feet of occupiable square footage, which would be a reduction of approximately 1,421 total square feet as compared with the Modified Project. At the September 16, 2014 hearing, the PLUM Committee will consider (1) the Environmental Impact Report (EIR), the Findings and Statement of Overriding Considerations, the Mitigation Monitoring and Reporting Program for the proposed project; (2) the appeals filed by the parties listed below, from the entire determination of the LACPC in taking the five actions listed below; and (3) proposed amendments to the previously approved Development Agreement between Century City Realty, LLC and the City of Los Angeles, subject to the additional modifications proposed by the LACPC. The draft Development Agreement is attached as Exhibit A to the LACPC's August 4, 2014 written determination.

Appellant

1875 / 1925 Century Park East Company and
WP Twin Towers Inc.

Representative

Benjamin Reznik, Jeffer Mangels Butler and
Mitchell, LLP

Coalition to Save the Westside

Benjamin Reznik, Jeffer Mangels Butler and
Mitchell, LLP

Beverlywood Homes Association

Benjamin Reznik, Jeffer Mangels Butler and
Mitchell, LLP

One Hundred Towers, LLC

Benjamin Reznik, Jeffer Mangels Butler and
Mitchell, LLP

Barbara Broide, President, Westwood South of
Santa Monica Boulevard HOA (WSSM)

John B. Murdock, Attorney at Law

Actions Taken By The LACPC

1. Adopted the Findings and modified Conditions of Approval contained in Council File No, 14-1130.
2. Approved the proposed Alternative Calculation of Trip Generation Factor for the project as 4.97 per 1,000 square feet of floor area.
3. Approved a Modified Project Permit associated with Alternative 9 (Enhanced Retail).
4. Recommended approval of proposed amendments to the previously approved development agreement between Century City Realty, LLC and the City of Los Angeles subject to the additional modifications as proposed by LACPC at its June 12, 2014 meeting. (A copy of the development agreement is attached to Council File No. 14-1130 as Exhibit A to the LACPC's August 4, 2014 written determination.)
5. Certified EIR No. ENV-2004-6269-EIR-SUP1 and adopted Findings and Statement of Overriding Considerations as provided in the environmental evaluation of the EIR. Also, pursuant to Section 21082.1(c)(3), adopted the proposed Mitigation Monitoring and Reporting Program.

Applicant: Century City Realty, LLC

Representative: George Mhlsten, Esq., DJ Moore, Esq., Latham and Watkins, LLP

Case Nos. CPC-2013-210-SPP-SPR-MS
CPC-2009-817-DA-M1

If you are unable to appear at this meeting, you may submit your comments in writing. Written comments may be addressed to the City Clerk, Room 395, City Hall, 200 North Spring Street, Los Angeles, CA 90012. In addition, you may wish to view the contents of Council file No. 14-1130 by visiting: www.lacouncilfile.com.

Please be advised that the Planning and Land Use Management Committee reserves the right to continue this matter to a later date, subject to any time limit constraints.

Sharon Gin, Legislative Assistant
Planning and Land Use Management Committee
213-978-1074

Note: If you challenge this proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Clerk at, or prior to, the public hearing. Any written correspondence delivered to the City Clerk before the City Council's final action on a matter will become a part of the administrative record. The time in which you may seek judicial review of any final action by the City Council is limited by California Code of Civil Procedure Section 1094.6 which provides that an action pursuant to Code of Civil Procedure Section 1094.5 challenging the Council's action must be filed no later than the 90th day following the date on which the Council action becomes final.

14-1130_itr_plum_9-5-14