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PATRICE Y. LATTIMORE
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February 7, 2020

DIR-2019-929-TOC
Council District 10

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, February 18, 2020** at approximately **2:30 PM** or soon thereafter in the John Ferraro Council Chamber, Room 340, City Hall, 200 North Spring Street, Los Angeles, CA 90012 (entrance on Main Street), to consider: Categorical Exemption (ENV-2019-930-CE) from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines, Section 15332, Class 32, and Section 15300.2 of the State CEQA Guidelines, report from the Department of City Planning (DCP), and an appeal filed by Carolyn Zanelli, on behalf of Save our Normandie Mariposa Historic District, from the determination on the DCP in approving the Categorical Exemption for the construction, use and maintenance of a seven-story residential structure over one level of subterranean parking garage, containing 50 dwelling units, including five units reserve for Extremely Low Income Households and 45 market-rate units with the building being a maximum of 80 feet 3 inches, as measured from grade to the top of parapet, and contain approximately 27,500 square feet of floor area with a floor area ratio (FAR) of 5.75 with the unit mix being comprised of 45 studio units and five one-bedroom units, providing 25 vehicular parking spaces located at grade and within one level of subterranean parking garage and also providing 42 long-term and 4 short-term bicycle parking spaces with the project providing a total of 3,750 square feet of open space, including a 2,350 square feet roof deck and 1,400 square feet of private balconies, for the property located at 738 South Normandie Avenue, subject to Conditions of Approval.

Applicant: 738 Normandie LP

Representative: Allen Park

Case No. DIR-2019-929-TOC

Environmental No. ENV-2019-9304-CE

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 or submitted at: www.LACouncilComment.com.

In addition, you may view the contents of Council file No. 20-0087 by visiting:
<http://www.lacouncilfile.com>.

Please be advised that the PLUM Committee reserves the right to continue this matter to a later date, subject to any time limit constraints.

For inquiries about the project, contact City Planning staff: Iris Wan (213) 978-1397 iris.wan@lacity.org
For inquiries about the meeting, contact City Clerk staff: Leyla Campos (213) 978-1078 clerk.plumcommittee@lacity.org

Leyla Campos
Deputy City Clerk, Planning and Land Use Management Committee

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.