

CITY OF LOS ANGELES

AN EQUAL OPPORTUNITY/AFFIRMATIVE ACTION EMPLOYER

SUBDIVISIONS

Wednesday, November 20, 2019

200 North Spring Street
Room 1020 (Main City Hall)
Los Angeles, CA 90012

APPROXIMATE TIME	CASE NO.	CD	OWNER / ENGINEER	PROPERTY ADDRESS/ COMMUNITY PLAN	ZONE
9:30 AM Kathleen King (213) 847-3624	VTT-74320; CPC-2016-3809-VZC-CDO-DD-SP R ENV-2016-3809-EIR Original Project: The Project includes the demolition of a surface parking lot and the development of a new mixed-use building (Project), including 107 residential units, 7,200 square feet of ground floor commercial retail uses, and 534,044 square feet of office uses. The Project would be constructed above the Los Angeles County Metropolitan Transportation Authority (Metro) Regional Connector Historic Broadway Rail Station. In total, including the 9,810 square-foot Metro portal, the Project would contain up to 688,401 square feet of floor area on a 118,051 net square-foot (2.71-acre) lot, for a floor area ratio (FAR) of 5.83:1. The proposed uses would be located within a 30-story building with a maximum height of 449 feet. Recommended Project: The Department of City Planning recommends that Alternative 4A (Residential Alternative A [With Podium]), which was analyzed in the 222 West 2nd Street Draft EIR (ENV-2016-3809-EIR) Section V, Alternatives, at Page V-111, be considered for approval in place of the Original Project. Like the Original Project, Alternative 4A includes the demolition of a surface parking lot and the development of	14	CA-LATS South, LLC	213 South Spring Street, 200-210 S. Broadway, 232-238 West 2nd Street / Central City	[Q]C2-4D-CDO-SN

	a new mixed-use building. Alternative 4A is different from the Original Project as it includes 680 residential units and 10,000 square feet of ground floor commercial retail uses. Like the Original Project, Alternative 4A would be constructed above the Los Angeles County Metropolitan Transportation Authority (Metro) Regional Connector Historic Broadway Rail Station. In total, including the 9,810 square-foot Metro portal, Alternative 4A would contain up to 708,285 square feet of floor area on an 118,051 net square-foot (2.71-acre) lot, for a floor area ratio (FAR) of 6:1. The proposed uses would be located within a 56-story building and would measure 569 feet at the highest roofline and 608 feet at the top of the highest parapet. NOTE: This is a joint public hearing for the Vesting Tentative Tract and CPC entitlements. A Hearing Officer for the City Planning Commission will hear the case and take testimony. No decision will be made on the CPC case, it will be heard before the City Planning Commission at a later date for decision.				
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Abbreviations: **APC**- Area Planning Case; **APT**- Apartments ; **C**- Condominium; **CC**- Condominium Conversion; **CDP**- Coastal Development Permit; **CM**- Commercial; **CMC**- Commercial Condominium; **CMCC**- Commercial Condo Conversion; **CPC**- City Planning Case; **ENV**- Environmental Assessment Case; **IND**- Industrial; **INDC**- Industrial Condominiums; **INDCC**- Industrial Condo Conversion; **MANF**- Manufacturing; **MF**- Multiple-Family; **MOD**- Modification; **PP**- Project Permit; **PS**- Private Street; **RV**- Reversion to Acreage; **SC**- Stock Cooperative; **SF**- Single-Family; **SUB**- Subdivision; **ZC**- Zone Change
EIR- Environmental Impact Report; **MND**- Mitigated Negative Declaration; **ND**- Negative Declaration; **CE**- Categorical Exemption

NOTE: Per State Government Code Section 65009(b)(2):

If you challenge any agenda items in court, you may be limited to raising only those issues raised in person at the public hearing, or in correspondence received at or before the public hearing.

If you seek judicial review of any decision of the City pursuant to California Code of Civil Procedure Section 1094.5, the petition for writ of mandate pursuant to that section must be filed no later than the 90th day following the date on which the City's decision became final pursuant to California Code of Civil Procedure Section 1094.6. There may be other time limits which also affect your ability to seek judicial review.



FACILITY AND PARKING ARE WHEELCHAIR ACCESSIBLE



SIGN LANGUAGE INTERPRETERS, ASSISTIVE LISTENING DEVICES, OR OTHER AUXILIARY AIDS AND/OR SERVICES MAY BE PROVIDED IF REQUESTED AT LEAST 72-HOURS PRIOR TO THIS MEETING BY CALLING THE PROJECT PLANNER.