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- **“Initial Submissions”**: Compliant submissions received no later than by end of day Monday of the week prior to the meeting, which are not integrated by reference or exhibit in the Staff Report, will be appended at the end of the Staff Report. The Staff Report is linked to the case number on the specific meeting agenda.
- **“Secondary Submissions”**: Submissions received after the Initial Submission deadline up to 48-hours prior to the Commission meeting are contained in this file and bookmarked by the case number.
- **“Day of Hearing Submissions”**: Submissions after the Secondary Submission deadline up to and including the day of the Commission meeting will be uploaded to this file within two business days after the Commission meeting.

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If you have any questions, please contact the Commission Office at (213) 978-1300.

SECONDARY SUBMISSIONS

**MISSION HILLS
NEIGHBORHOOD COUNCIL**
EXECUTIVE OFFICERS
PRESIDENT: Dean Anderson
VICE-PRESIDENT: Joe Fuchs
SECRETARY: Duke Smith
TREASURER: Niranjala Tillakaratne



**MISSION HILLS
NEIGHBORHOOD COUNCIL**
PO Box 7604
Mission Hills, CA 91346
Telephone: 818-902-2361
E-mail: Board@MHNOnline.org
Website: www.MHNOnline.org

August 19, 2019

Ms. Cecilia Lamas
City Planning Commission Executive Assistant
Sent by email to Cecilia.Lamas@LACity.org

Dear Ms. Lamas,

The Mission Hills Neighborhood Council voted on August 5, 2019 to oppose the project at **15418 Bermuda St.** and 10824 – 10841 Sepulveda Blvd., Mission Hills, Case #CPC-2017-627-VZCJ-SPR, CEQA NO. ENV-2017-628-MND for the following reasons:

1. Public safety due to land lock or limited ingress and egress.
2. Fire Safety due to limited access to proposed development site.
3. Severe parking problems which will effect public safety.
4. Traffic control issues as this area was not designed or zoned for this type of density.
This will only exasperate driving and parking problems that already exist in this area and the surrounding area.
5. Evacuation problems due to limited access to entrance and exit road.
6. Pedestrian safety issues due to congestion and land lock.
7. Increase in crime due to building density and area layout.
8. Obstruction of view due to building height.
9. Excessive demands on power, water and sewage systems.
10. Excessive demands on Police, Fire and hospitals in this area.
11. Air pollution problems as this building project is directly next to the 405 freeway and will also increase pollution due to density.
11. Street size is not designed for this type of density of proposed building project.
12. Proposed project does not fit our neighborhood do to its height and density.
13. No underground parking offered for a building this size.
14. No outdoor area for tenants to talk or socialize is offered in proposed development project which will lead to tenants meeting in the front street area to talk or socialize.

Sincerely,

Dean Anderson
President
Mission Hills Neighborhood Council
DAnderson@mhnonline.org

MISSION HILLS NEIGHBOR HOOD COUNCIL BOARD
 OF GOVERNORS STAKEHOLDERS BOARD MEETING AUGUST 05 2019
 CPC-2017-627-VZCT-SPR 15418 BERMUDA ST. - NEGATIVE DECLARATION

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NEGATIVE DECLARATION SIGN IN SHEET CONTINUED

CK, KF Lobell

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818 893 0982

you put in

Benny + Linda Miranda 818-837-9224 Message Only
 Blabsmira@gmail.com



Planning CPC <cpc@lacity.org>

Continuance Request: VTT-82227-CN-1A (Item 7)

Alexander Irvine <alex@irvineassoc.com>

Tue, Aug 20, 2019 at 8:33 AM

To: "cpc@lacity.org" <cpc@lacity.org>

Cc: Oliver Netburn <oliver.netburn@lacity.org>, Nicholas Hendricks <nick.hendricks@lacity.org>, "Gerald G. Gubatan" <gerald.gubatan@lacity.org>, "Ryan.Leaderman@hklaw.com" <Ryan.Leaderman@hklaw.com>

Dear Honorable City Planning Commissioners,

I am writing on behalf of the Applicant for Case No. VTT-82227-CN-1A, scheduled for Item No. 7 at the August 22, 2019 City Planning Commission meeting. The Applicant is attempting to work directly with the Appellant to resolve their concerns and we do not believe that this will be resolved prior to the August 22nd public hearing. Therefore, we are respectfully requesting a continuance for this item in hopes that all issues will be resolved and appeal withdrawn. In anticipation of the Commission agreeing to this continuance, we have attached a letter granting a time extension to September 12, 2019.

Thank you for your consideration.

Sincerely,

Alexander Irvine

President

Irvine & Associates, Inc.

660 S. Figueroa St., Suite 1780

Los Angeles, CA 90017

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**VTT-82227_Extension Ltr (extend to 09.12.19).pdf**
160K



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August 19, 2019

Via E-mail (cpc@lacity.org)
Los Angeles City Planning Commission
200 N Spring Street, Room 272
Los Angeles, CA, 90012

To Whom It May Concern,

On behalf of the Applicant, TF Broadway, LP, I **hereby consent** to a Time Extension for the appeal of Case No. VTT-82227-CN-1A to September 12, 2019.

Thank You,

Irvine & Associates, Inc.

A handwritten signature in black ink, appearing to read "Alex Irvine".

Alexander Irvine

cc: Nick Hendricks
Oliver Netburn
Gerald Gubatan
Damon Chan
Ly Tang
Ryan Leaderman

DAY OF HEARING SUBMISSIONS