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## REVISED LA PUBLICATION FOR APRIL 16, 2020

1 message

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**Susan Jimenez** <susan.jimenez@lacity.org>

Mon, Apr 13, 2020 at 8:46 AM

To: "Phaniphon, Somphon" <SOMPHON.PHANIPHON@latimes.com>

Cc: Mindy Nguyen <mindy.nguyen@lacity.org>, Darlene Navarrete <darlene.navarrete@lacity.org>

Can you please publish this in the LA Times for Thursday, 04/16/20. Our billing number is CA 11387587.


Have a great day,



**Susan Jimenez**  
**Administrative Clerk**  
**Department of City Planning -**  
**Major Projects**

T: (213)847-3641 |  
[221 N. Figueroa St., Room 1350](#)  
[Los Angeles, CA. 90012](#)  
2nd Monday-RDO

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CITY OF LOS ANGELES – DRAFT EIR

A Draft Environmental Impact Report (DEIR) has been prepared for the following project:

**City Clerk Number:** EIR-20-004-PL

**Case No.:** ENV-2018-2116-EIR

**Project Name:** Hollywood Center Project

**Project Description:** The Hollywood Center Project is a mixed-use development on an approximately 4.46-acre site, generally bounded by Yucca Street on the north, Ivar Avenue on the west, Argyle Avenue on the east, and adjacent development and Hollywood Boulevard on the south, and bifurcated by Vine Street. The portion of the Project Site located between Ivar Avenue and Vine Street is identified as the “West Site”, and the portion located between Vine Street and Argyle Avenue is identified as the “East Site”. The Project Site is currently developed with a single-story building and surface parking on the West Site; and the Capitol Records Building and Gogerty Building occupied by Capitol Records (the Capitol Records Complex), and surface parking on the East Site. Under the Project, the existing building on the West Site would be demolished and the Capitol Records Complex would be preserved, and the remainder of the Project Site would be redeveloped with 1,005 residential units, comprised of 872 market-rate and 133 senior affordable units, and up to 30,176 square feet of commercial uses, within four new mixed-use buildings (West Building, East Building, West Senior Building, East Senior Building) which range in height from 11 to 46 stories. Overall, the Project would contain up to 1,287,150 square feet of floor area, for a floor area ratio (FAR) of 6.973:1. Under a proposed East Site Hotel Option (Project with the East Site Hotel Option), 104 residential units within the East Building would be replaced with a hotel, with no change to the building height or massing. In total, the Project with the East Site Hotel Option would contain 884 residential units, comprised of 768 market-rate and 116 senior affordable units; a 220-room hotel with supporting amenities; and up to 30,176 square feet of commercial uses. Overall, the Project with the East Site Hotel Option would contain up to 1,272,741 square feet of floor area, for a FAR of 6.901:1. The Project is an Environmental Leadership Development Project (ELDP) under Assembly Bill 900, certified by the Governor on August 16, 2018.

**Project Location:** 1720-1724, 1740-1768, 1745-1753, and 1770 N Vine St; 1746-1764 N Ivar Ave; 1733-1741 N Argyle Ave; 6236, 6270, and 6334 W Yucca St; Hollywood  
Council District No: 13—O’Farrell

**Anticipated Significant Environmental Effects:** Cultural Resources (Construction-Related Structural Vibration Impacts to Off-Site Historical Architectural Resources), Construction Noise (On-Site and Groundborne Noise, and Off-Site Truck and Vehicle Traffic Noise Impacts to Off-Site Sensitive Receptors), and Construction Vibration (Structural Vibration Impacts to Adjacent Off-Site Buildings and Human Annoyance Vibration Impacts to Adjacent Sensitive Receptors).

**Review and Comment:** Please submit comments on the DEIR in writing, and reference the case number above, by 4:00 pm on Monday, June 1, 2020, to Mindy Nguyen, Department of City Planning, 221 N Figueroa St, Suite 1350, Los Angeles, CA 90012.

The DEIR, including documents referenced in the DEIR, may be viewed on City Planning’s website: <http://planning4la.com/development-services/eir>.

Copies of the DEIR may be purchased on CD-ROM for \$5.00 per copy, or reviewed in the Department of City Planning, by contacting Mindy Nguyen, at (213) 847-3674 or [mindy.nguyen@lacity.org](mailto:mindy.nguyen@lacity.org).

The Draft EIR has been provided to and may be available at the following libraries: 1) Los Angeles Central Library, 630 W Fifth St, LA, CA 90071; 2) Frances Howard Goldwyn – Hollywood Regional Library, 1623 North Ivar Ave, LA, CA 90028; 3) Will & Ariel Durant Branch Library, 7140 W Sunset Blvd, LA, CA 90046; 4) John C. Fremont Branch Library, 6121 Melrose Avenue, Los Angeles, CA 90038.

If a public hearing is required for the Proposed Project, a separate notice will be given at a later date.