

**PLANNING DEPARTMENT TRANSMITTAL
TO THE CITY CLERK'S OFFICE
*SUPPLEMENTAL***

CITY PLANNING CASE:	ENVIRONMENTAL DOCUMENT:	COUNCIL DISTRICT:
CPC-2016-3044-DA	ENV-2016-2467-MND	9 – Price
PROJECT ADDRESS:		
3031 – 3105 South Figueroa Street		
PLANNER CONTACT INFORMATION:	TELEPHONE NUMBER:	EMAIL ADDRESS:
Jordann Turner	213-978-1365	jordann.turner@lacity.org

NOTES / INSTRUCTION(S):	
<p>Supplemental Transmittal to correct details within the Letter of Determination.</p>	
TRANSMITTED BY:	TRANSMITTAL DATE:
James K. Williams Commission Executive Assistant II	June 23, 2017



LOS ANGELES CITY PLANNING COMMISSION

200 North Spring Street, Room 532, Los Angeles, California, 90012-4801, (213) 978-1300

www.planning.lacity.org

LETTER OF DETERMINATION

DATE: JUN 23 2017

*Corrected Copy (Bold & Italics)**

Case No.: **CPC-2016-3044-DA**

Council District: 9 – Price

CEQA: ENV-2016-2467-MND

Plan Area: South Los Angeles

Related Case: **CPC-2016-2466-GPA-ZC-HD-VCU-CUB-SPR***

Project Site: 3031 – 3105 South Figueroa Street

Applicant: Juan Llaca, Vista Investments, LLC
Representative: Paul Garry, PSOMAS

At its meeting of **February 9, 2017**, the Los Angeles City Planning Commission took the following actions to approve the proposed project:

Development Agreement for the provision of a benefits package with a combined value of \$500,000 in exchange for a proposed term of 7 years.*

1. **Found**, pursuant to Sections 21082.1(c)(3) and 21081.6 of the California Public Resources Code, after consideration of the whole of the administrative record, including the Mitigated Negative Declaration, No. ENV-2016-2467-MND, and all comments received, with the imposition of mitigation measures, there is no substantial evidence that the project will have a significant effect on the environment; **Found** that the Mitigated Negative Declaration reflects the independent judgment and analysis of the City; **Found** that the mitigation measures have been made enforceable conditions on the project; and **Adopted** the Mitigated Negative Declaration and the Mitigation Monitoring Program prepared for the Mitigated Negative Declaration;
2. **Recommended** that the City Council **Approve** a Development Agreement between the Developer and the City of Los Angeles, ***for a term of 7 years,**** pursuant to California Government Code Sections 65864-65869.5, provided that the office of the City Attorney review the Development Agreement as to form and legality and that it be modified to be consistent with previous actions of the City Planning Commission, as to the assignment provisions.
3. **Adopted** the attached amended Findings.

This action was taken by the following vote:

Moved: Ambroz
Seconded: Katz
Yes: Choe, Padilla Campos, Dake Wilson
No: Perlman
Absent: Ahn, Mack, Millman

Vote: 5 – 1



James K. Williams, Commission Executive Assistant II
Los Angeles City Planning Commission

Effective Date/Appeals: The Los Angeles City Planning Commission's decision is final and not appealable.

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.

Fiscal Impact Statement: There is no General Fund impact as administrative costs are recovered through fees.

Attachments: Ordinance, Findings, Draft Development Agreement
c: Luciralia Ibarra, Senior City Planner
Jordann Turner, City Planner