

# CGR DEVELOPMENT

Planning Construction Development

February 29, 2024

Los Angeles Department of City Planning  
Office of the City Clerk  
Attn: Karen Vargas  
200 North Spring Street, Room 360  
Los Angeles, CA 90012

Re: PCN for 11303 W. Ventura Boulevard, Sprouts Farmers Market

Ms. Vargas,

The Conditional Use permit for Studio Village Retail Center, located at 11263 - 11325 Ventura Boulevard was approved for the off-site sale of beer and wine in conjunction with a full-service grocery store. At the time, a tenant had not yet been identified. Subsequently, Sprouts identified this as an ideal location for their brand and leased the space. Therefore, while the tenant's name changed, the off-site sale of beer and wine in a grocery market remains the same as the approval.

The owner was the original Applicant, and their land use consultant was the Representative. The owner has stayed the same, but the tenant, Sprouts Farmers Market, is now the Applicant and CGR Development, Sprouts' land use consultant, is the Representative.

Planning requires all addresses associated with subject parcels be included in the application. The PCN only involves the grocery store and therefore only Sprouts' address is required. Sprouts' address is 11303 W. Ventura Boulevard.

Please feel free to contact me at 213-422-1450, if you have any questions.

Sincerely,



Terri Dickerhoff