

## Communication from Public

**Name:** Sarah Bottjer

**Date Submitted:** 01/19/2020 01:42 PM

**Council File No:** 19-1603

**Comments for Public Posting:** I am writing to express my concern about the development at 806 W West Adams Blvd. I live at 2125 Bonsallo Ave, approximately one block north of the site. My home is a Los Angeles Cultural Historic Monument (No. 561, the Allen House). This development is located within a remarkable historic neighborhood north of USC, including landmark historic properties on Adams Blvd and Severance Street, in addition to many others. It is also adjacent to the University Park Historic Overlay Zone (HPOZ). The rendering of the proposed project shows clearly that its design is completely out of character with the neighborhood. In addition, it is clear that the density of housing is in line with student housing and not at all with townhomes; to claim this is family housing cannot be true. There is a lack of adequate parking, and the presence of what is essentially a student dormitory will also be accompanied by consequent problems of noise from parties and other social events. A high density of students using scooters, skateboards and bicycles (including motorized skateboards and scooters) will endanger the safety of children at the USC Childcare Center on Severance Street. Despite these several issues, the city issued a categorical exemption, which is completely inappropriate. The design of this project is not compatible with the character of the neighborhood, it is unattractive in any context (for example, the visible parking structure is particularly unattractive and the design in general is standard dormitory). It is at odds with several plans for the neighborhood, including the Neighborhood Stabilization Ordinance (NSO) and the Redevelopment Plan. It also fails to provide adequate housing for a diverse population and adequate parking. In summary, the project is incompatible with the neighborhood in terms of all issues that could be considered. I strongly object to moving forward with a project that will be deleterious to my neighborhood. Sincerely, Sarah Bottjer 2125 Bonsallo Ave. Los Angeles 90007

806 W Adams Blvd

I am writing to express my concern about the development at 806 W West Adams Blvd. I live at 2125 Bonsallo Ave, approximately one block north of the site. My home is a Los Angeles Cultural Historic Monument (No. 561, the Allen House). This development is located within a remarkable historic neighborhood north of USC, including landmark historic properties on Adams Blvd and Severance Street, in addition to many others. It is also adjacent to the University Park Historic Overlay Zone (HPOZ). The rendering of the proposed project shows clearly that its design is completely out of character with the neighborhood. In addition, it is clear that the density of housing is in line with student housing and not at all with townhomes; to claim this is family housing cannot be true. There is a lack of adequate parking, and the presence of what is essentially a student dormitory will also be accompanied by consequent problems of noise from parties and other social events. A high density of students using scooters, skateboards and bicycles (including motorized skateboards and scooters) will endanger the safety of children at the USC Childcare Center on Severance Street. Despite these several issues, the city issued a categorical exemption, which is completely inappropriate.

The design of this project is not compatible with the character of the neighborhood, it is unattractive in any context (for example, the visible parking structure is particularly unattractive and the design in general is standard dormitory). It is at odds with several plans for the neighborhood, including the Neighborhood Stabilization Ordinance (NSO) and the Redevelopment Plan. It also fails to provide adequate housing for a diverse population and adequate parking. In summary, the project is incompatible with the neighborhood in terms of all issues that could be considered.

I strongly object to moving forward with a project that will be deleterious to my neighborhood.

Sincerely,

Sarah Bottjer

2125 Bonsallo Ave.

Los Angeles 90007

## Communication from Public

**Name:** Adams Severance Coalition

**Date Submitted:** 01/19/2020 09:50 PM

**Council File No:** 19-1603

**Comments for Public Posting:** The Fraternity Sorority Row was surveyed in the "Hoover Resources Update Exposition/University Park Redevelopment Area, PCR Services Corp., April 2006 and approved by the CRA. This document is incorporated by reference and the data was later compiled in the following document as requested by the West Adams Heritage Association. By the recent CRA "Takeover" Ordinance, the City recognized and is bound by the CRA surveys as guiding historic resource data.