



LOS ANGELES
 201 N. LOS ANGELES ST., STE. 13A
 LOS ANGELES, CA 90012
 TEL: (213)617-9600, FAX: (213)617-9643

VAN NUYS
 14540 SYLVAN ST.
 VAN NUYS, CA 91411
 TEL: (818) 779-8866, FAX: (818) 779-8870

REPORT OF RETURNED ENVELOPES

NOTICE OF PUBLIC HEARING DATED: 1/30/2018
 DATE NOTICE MAILED: 1/5/2018

City Planning Commission
 Case No.:
 CF No.: CF17-1041

Zoning Administrator
 Case No.:

Costal Permit:

Design Review Board
 Case No.:

Deputy Advisory Agency
 Tentative Tract No.:
 Parcel Map No.:
 Private Street No.:

Area Planning Commission
 Central, Harbor, SV, ELA, SLA, WLA, NV
 Case No.:

BY _____
 CITY CLERK
 2018 JAN 24 PM 12:19
 CITY CLERK'S OFFICE

SITE ADDRESS: 12575 W BEATRICE ST

I, ANGELA, certify that I am an employee of BTC, a contractor of the City of Los Angeles, Department of City Planning, State of California, and I did on 1/22/2018, prepare this report, count all returned envelopes and prepare, or supervised the preparation of the address list for the returned envelopes, a true copy of which is attached.

Number of Returned Envelopes: 21 Number of Envelopes Mailed: 431

There is a regular daily communication and service by mail between the City of Los Angeles and each of the Addresses to which notices were mailed.

BTC Hearing Notice Clerk

HOLLY L. WOLCOTT
CITY CLERK

SHANNON HOPPE
EXECUTIVE OFFICER

When making inquiries relative
to this matter, please refer to
the Council File No. **17-1041**

City of Los Angeles
CALIFORNIA



ERIC GARCETTI
MAYOR

OFFICE OF THE
CITY CLERK

Council and Public Services Division
200 N. Spring Street, Room 395
Los Angeles, CA 90012
General Information: (213) 978-1133
FAX: (213) 978-1040

BRIAN WALTERS
DIVISION MANAGER

clerk.lacity.org

CPC-2016-1208-CU-SPR
Council District 11

January 5, 2018

**NOTICE TO APPELLANT(S), APPLICANT(S), INTERESTED PARTIES, AND OWNER(S),
OCCUPANT(S) WITHIN A 500-FOOT RADIUS**

You are hereby notified that the Planning and Land Use Management (PLUM) Committee of the Los Angeles City Council will hold a public hearing on **Tuesday, January 30, 2018** at approximately **2:30 PM** or soon thereafter in the John Ferraro Council Chamber, Room 340, City Hall, 200 North Spring Street, Los Angeles, CA 90012 (entrance on Main Street), to consider the following: Mitigated Negative Declaration (MND), Mitigation Measures, Mitigation Monitoring Program and related California Environmental Quality Act (CEQA) findings, report from the Los Angeles City Planning Commission (LACPC), and an appeal filed by Susanna Karney Flaster, Karney Management Company (Representative: Robert Glushon and Kristina Kropp, Luna and Glushon) from the determination of the LACPC in approving a Conditional Use Permit, pursuant to Section 12.24-U.14 of the Los Angeles Municipal Code (LAMC), to allow a Major Development Project involving the construction of an approximately 200,000 square foot office building in the M2-1 Zone, and a Site Plan Review, pursuant to LAMC Section 16.05, to allow for the construction, use, and maintenance of a project involving the construction of an approximately 200,000 square foot office building in the M2-1 Zone, for the demolition an existing 23,072 square foot office building, accessory structures and surface parking, and the construction of a 135-foot tall office building with associated parking, landscaping, and hardscape on the project site in the M2-1 Zone, with the new building including approximately 196,100 square feet of office space located on the fourth to eighth floors, a 2,500 square foot cafe/restaurant with outdoor seating and smaller retail spaces on the ground floor, and 900 square feet of retail space on the second and third floors, amounting to a total building space of 199,500 square feet, including approximately 48,584 square feet of landscaping (e.g., trees, green space, etc.) and 47,198 square feet of hardscape area (e.g., courtyards, pathways, etc.) throughout the project site and on the new building terraces on the upper levels, in addition to 1.5 levels of subterranean parking and 3.5 above ground parking levels with 845 parking spaces, 20 surface spaces on the east side of the 12541 Beatrice Street building, for a total of 865 spaces, (the existing approximately 87,881 square foot office building located 12541 Beatrice Street will remain with new site landscape and hardscape improvements and will be incorporated into the overall project, and a covered ground-level walk in the middle of the building will provide east-west pedestrian circulation through the project), for the property located at 12575 Beatrice Street, 12553-12575 West Beatrice Street, and 5410-5454 South Jandy Place, subject to modified Conditions of Approval.

Notice to Appellant(s), Applicant(s), Interested Parties, and Owner(s), Occupant(s) within a 500-foot Radius
CPC-2016-1208-CU-SPR
December 22, 2017

Applicant: Kevin Mansfield, NSB Associates, Inc.
Representative: Michael Chait, Chait and Company, Inc.

If you are unable to appear at this meeting, you may submit your comments in writing. Written comments may be addressed to the City Clerk, Room 395, City Hall, 200 North Spring Street, Los Angeles, CA 90012. In addition, you may view the contents of Council file No. 17-1041 by visiting: <http://www.lacouncilfile.com>

Please be advised that the PLUM Committee reserves the right to continue this matter to a later date, subject to any time limit constraints.

Zina H. Cheng
Deputy City Clerk, Planning and Land Use Management Committee
clerk.plumcommittee@lacity.org
(213) 978-1074

Note: If you challenge this proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Clerk at, or prior to, the public hearing. Any written correspondence delivered to the City Clerk before the City Council's final action on a matter will become a part of the administrative record. The time in which you may seek judicial review of any final action by the City Council is limited by California Code of Civil Procedure Section 1094.6 which provides that an action pursuant to Code of Civil Procedure Section 1094.5 challenging the Council's action must be filed no later than the 90th day following the date on which the Council action becomes final.

91413 6069
BC: 91413606969 *2152-01776-12-13
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U.S. POSTAGE PITNEY BOWES
ZIP 91411 \$ 000.45³
02 4W
0000348795 JAN 05 2018

OCCUPANT
5515 WESTLAWN AVE#167
LOS ANGELES CA 90066
CF17-1041/ 1.30

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P.O. BOX 6069
SHERMAN OAKS, CA 91413

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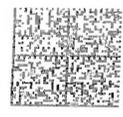
OCCUPANT
12777 W JEFFERSON BLVD#D300
LOS ANGELES CA 90066
CF17-1041/ 1.30

RTS

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Britt Shuford
13080 Pacific Promenade Drive
Playa Vista CA 90094
CF17-1041/ 1.30

NIXIE 910 FE 1260 0001/10/18

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Cassie Trosclair
12411 W. Fielding Circle
Los Angeles, CA 90094
CF17-1041/ 1.30

NO POST #

NIXIE 910 DE 1260 0001/10/18

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SANTA CLARITA
CA 913
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19 4211-006-011 CF17-1041/ 1.30
OCCUPANT
12633 BEATRICE ST
LOS ANGELES CA 90066

NIXIE 910 DE 1 0001/09/18

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NO SUCH NUMBER
UNABLE TO FORWARD

POSTNET

9141306969 *2952-02465-09-11
BCI 9141306969
RETURN TO SENDER
NO SUCH NUMBER
UNABLE TO FORWARD
910 DE 1260 0001/09/18

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5 4211-005-016
OCCUPANT
12500 BEATRICE ST
LOS ANGELES CA 90066

CF17-1041/ 1.30

POSTNET

9141306969 *2952-02466-09-11
BCI 9141306969
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LOS ANGELES CA 90066

CF17-1041/ 1.30

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9 4211-005-021
OCCUPANT
5535 WESTLAWN AVE#380
LOS ANGELES CA 90066

CF17-1041/ 1.30

9 4211-005-021
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