

(When required)

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PROOF OF PUBLICATION

(2015.5 C.C.P.)

State of California)
County of Los Angeles) ss

Notice Type: GPN - GOVERNMENT PUBLIC NOTICE

Ad Description:
CF 24-1609

I am a citizen of the United States and a resident of the State of California; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the printer and publisher of the LOS ANGELES DAILY JOURNAL, a newspaper published in the English language in the city of LOS ANGELES, county of LOS ANGELES, and adjudged a newspaper of general circulation as defined by the laws of the State of California by the Superior Court of the County of LOS ANGELES, State of California, under date 04/26/1954, Case No. 599,382. That the notice, of which the annexed is a printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to-wit:

02/28/2025

Executed on: 02/28/2025
At Los Angeles, California

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Signature



Email

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This space for filing stamp only

DJ #: 3900416

NOTICE OF PUBLIC HEARING

You are hereby notified that the Planning and Land Use Management (PLUM) Committee of the Los Angeles City Council will hold a public hearing in person on **Tuesday, March 25, 2025** at approximately **2:00 P.M.** 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), No. ENV-2022-8611-MND, pursuant to California Environmental Quality Act (CEQA) Guidelines, Sections 15162 and 15164, and related Environmental findings; report from the Los Angeles City Planning Commission (LACPC), and appeal filed by West Valley Alliance for Optimal Living (Representative: Jamie T. Hall, Channel Law Group, LLP) from the LACPC's determination in: 1) approving pursuant to the Los Angeles Municipal Code (LAMC) Section 11.5.7 F, Specific Plan Exceptions from the Ventura/Cahuenga Boulevard Corridor Specific Plan (Ordinance No. 166560) in conjunction with the development of a self-storage building to permit: Self-storage site (Parcel A): a) 112,204 square feet of floor area, in lieu of 40,024 square feet permitted for a 3:7:1 Floor Area Ratio (FAR) in lieu of a 1.25:1 FAR permitted in Section 6.B.1.a; b) 80 feet four inches in height in lieu of 45 feet as permitted in the Specific Plan Section 7.E.1.e.3; and c) Zero feet landscape buffer in lieu of 10 feet along Clarendon Street and six feet 11 inches in lieu of 10 feet along Alhama Drive as required in Specific Plan Section 7.D.1.b; Hotel Site (Parcel B): a) Zero feet landscape buffer in lieu of 10 feet along Alhama Drive and four feet landscape buffer in lieu of 10 feet along Ventura Boulevard as required in Specific Plan Section 7.D.1.b; and b) 95 parking spaces in lieu of 134 parking spaces as permitted in the Specific Plan Section 7.F.1.d; 2) approving, pursuant to LAMC Section 11.5.7, and Section 9 of the Ventura/Cahuenga Boulevard Corridor Specific Plan, a Specific Plan Project Permit Compliance Review to permit the construction of a self-storage facility with an associated office space and the relocation of a swimming pool at an existing hotel; 3) approving, pursuant to LAMC Section 12.24 W.50, a Conditional Use to allow for the development of a storage building for household goods within 500 feet of a residential use; 4) approving, pursuant to LAMC Section 12.24 S, a Conditional Use to allow up to 20 percent parking reduction for the storage building, otherwise required by LAMC; and 5) approving, pursuant to LAMC Section 16.05, a Site Plan Review for a development of a project resulting in a net increase of 50,000 square feet of nonresidential floor area; for the minor improvements to an existing hotel on the site, including the configuration of hotel parking areas, demolition of the existing hotel swimming pool, and construction, use, and maintenance of a new pool and ancillary structures to the eastern portion of the hotel project site and a six-story, 112,204-square foot self-storage facility, including approximately 111,173 square feet of self-storage for household goods with an 804-square foot associated office and support space, with loading areas, and surface parking, the self-storage

building will be a maximum of 80 feet four inches, as measured from grade to the top of the roof structure with a maximum FAR of 3:7:1, the project includes 95 vehicle parking spaces for the hotel site and 29 parking spaces for the self-storage building site to be provided in surface parking lots located on the project site, additionally, the project includes 16 short-term bicycle parking spaces and 16 long-term bicycle parking spaces; for the property located at 21101 West Ventura Boulevard, subject to Conditions of Approval.
Applicant: Mike Gallen, Johnson Development Associates, Inc
Representative: Sara Houghton, ThreeSixty
Case No. CPC-2022-8609-ZC-HD-SPE-SPP-CU-SPR
Environmental No. ENV-2022-8611-MND
Related Case: AA-2022-8610-PMLA
The audio for this meeting is broadcast live on the internet at: <https://clerk.lacity.org/calendar>. The live audio can also be heard at: (213) 621-CITY (Metro), (818) 904-9450 (Valley), (310) 471-CITY (Westside) and (310) 547-CITY (San Pedro Area). If the live audio is unavailable via one of these channels, members of the public should try one of the other channels.
Requests for reasonable modification or accommodation from individuals with disabilities consistent with the Americans with Disabilities Act can be made by contacting the City Clerk's Office at (213) 978-1133. For Telecommunication Relay Services for the hearing impaired, please visit this site for information: <https://www.fcc.gov/consumers/guide/telecommunications-relay-services-fs>.
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, or submitted through the Public Comment Portal: www.LACouncilComment.com.
In addition, you may view the contents of Council file No. **24-1609** 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.
PETTY F. SANTOS, ACTING CITY CLERK
of the City of Los Angeles
2/28/25

DJ-3900416#