



APPLICATIONS:

**APPEAL APPLICATION
CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)
Instructions and Checklist**

Related Code Section: The Los Angeles Municipal Code (LAMC) Section 11.5.13 (Ord. No. 186,338) established the appeal procedure to the City Council for California Environmental Quality Act (CEQA) determinations.

Purpose: The Appeal - A CEQA clearance can only be appealed if a non-elected decision-making body (ZA, APC, CPC, DIR) makes a determination for a project that is not further appealable. To initiate appeal of a CEQA document this form must be completely filled out with the required materials attached and filed within 15 calendar days from the final administrative decision, of the entitlement application.

General Information

Appealable CEQA documents:

- Certified Environmental Impact Report (EIR)
- Statutory Communities Environmental Assessment (SCEA)
- Mitigated Negative Declaration (MND)
- Negative Declaration (ND)
- Categorical Exemption (CE) determination
- Statutory Exemption (SE) determination

NOTE:

- Actions not appealable include an addendum, findings made pursuant to CEQA Guidelines Section 15162, or a determination that an action does not constitute a project under CEQA.
- All CEQA appeals are heard by the City Council.

This form is only for the appeal of Department of City Planning determinations: All other CEQA appeals are filed with the City Clerk pursuant to the LAMC Section 197.01.

A Certified Neighborhood Council (CNC) or a person identified as a member of a CNC or as representing the CNC may not file an appeal on behalf of the Neighborhood Council; persons affiliated with a CNC may only file as an individual on behalf of self.

1. Case Information

Environmental Case Number: ENV-2019-7743-CE

Related Entitlement Case Number(s): DIR-2019-7742-TOC

Project Address: 1517-1523 West 8th Street

Date of Final Entitlement Determination: 11-16-2020

The CEQA Clearance being appealed is a(n):

EIR SCEA MND ND CE SC

2. Appellant Identity (check all that apply)

- Representative
- Property Owner
- Other Person
- Applicant
- Operator of the Use/Site

3. Appellant Information

Appellant Name: Margarita Lopez

Company/Organization: Coalition for an Equitable Westlake/ Macarthur Park

Mailing Address: 811 Wilshire Blvd., 17th Floor

City: Los Angeles State: CA Zip: 90057

Telephone: 213-269-4001 E-mail: _____

- a. Is the appeal being filed on your behalf or on behalf of another party, organization or company?
- Self Other: Coalition for an Equitable Westlake/Macarthur Park
- b. Is the appeal being filed to support the original applicant's position? Yes No

4. Representative/Agent Information

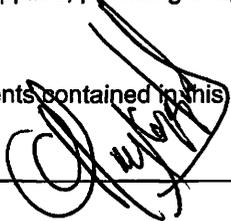
Representative/Agent name (if applicable): Claudia Medina
 Company: Law Office of Claudia Medina
 Mailing Address: 811 Wilshire Blvd., 17th Floor
 City: Los Angeles State: CA Zip: 90017
 Telephone: 213-269-4001 E-mail: claudia@cmedinalawoffice.com

5. Appeal Justification

Attach a separate sheet providing your specific reasons for the appeal. Your reasons must state how you believe CEQA was incorrectly applied, providing a legal basis for the appeal.

6. Applicant's Affidavit

I certify that the statements contained in this application are complete and true:

Appellant Signature:  Date: 12-15-2020

ENVIRONMENTAL APPEAL FILING REQUIREMENTS

Note: City Clerk prepares mailing list for CEAQ appeals per LAMC Section 11.5.13 E.

1. Three (3) sets - The following documents are required for each appeal filed (1 original and 2 duplicates) Each case being appealed is required to provide three (3) sets of the listed documents.

- Environmental Appeal Application (form CP-7840)
- Justification/Reason for Appeal
- Copies of the written Determination Letter, from the final appellate body, which must be a non-elected decision-making body

2. Electronic Copy

- Provide an electronic copy of your appeal documents on a flash drive (planning staff will upload materials during filing and return the flash drive to you) or a CD (which will remain in the file). The following items must be saved as individual PDFs and labeled accordingly (e.g. "Environmental Appeal Application.pdf", "Justification/Reason Statement.pdf", "Final Determination Letter.pdf"). No file should exceed 9.8 MB in size.

3. Appeal Fee

- Original Applicant - A fee equal to 85% of the original application fee of the Environmental case; provide a copy of the original application receipt(s) to calculate the fee per LAMC Section 19.01B 1.
- Other Persons - The fee charged shall be in accordance with the LAMC Section 19.01B 1.

This Section for City Planning Staff Use Only		
Base Fee:	Reviewed & Accepted by (DSC Planner):	Date:
Receipt No:	Deemed Complete by (Project Planner):	Date:
<input type="checkbox"/> Determination authority notified		<input type="checkbox"/> Original receipt and BTC receipt (if original applicant)

December 15, 2020

Los Angeles City Council
200 N. Spring Street
Los Angeles, CA, 90012

Re: Case Nos. ENV-2019-7743-CE; DIR-2019-7742-TOC
Project Location: 1517-1523 West 8th Street (“the Project”)

Dear Los Angeles City Council:

On behalf of Coalition for an Equitable Westlake/MacArthur Park (“Coalition”), an unincorporated association of long-time community residents, we are writing to object to the City’s CEQA determination. A project qualifies for a Class 32 Categorical Exemption if it is developed on an infill site and meets certain criteria. However, before a project can be determined to qualify for a categorical CEQA exemption, exceptions to the exemption, such as cumulative impacts, must be considered. If an exception to a categorical exemption applies, CEQA review in the form of an MND or EIR must be conducted. CEQA Guidelines section 15355 states: “Cumulative impacts refer to two or more individual effects which, when considered together, are considerable or which compound or increase other environmental impacts.”

The Project does not qualify for an exemption due to the cumulative effects of surrounding past, current and future projects. Below the Coalition submits a list of past projects, current projects and future projects spanning back to January 1, 2017 that contribute towards the cumulative impacts of the Project that must be considered. The projects listed below are all within a 2 mile radius of the Project and located within Council District 1. Many have already been approved and will be under construction in the near future. The area within a 1 mile radius is heavily populated, and is a high pedestrian and car traffic area. The projects are listed in order of year the project applications were filed. The distance from the project is also listed.

2017

2842 W. James Wood Blvd. – 1.3 miles, 193 units
1532-1536 Cambria Street – 900 feet,
2001 W. Olympic Blvd. - .6 miles
1237 W. 7th Street - .5 miles

2018

1212 S. Westmoreland – 1.5 miles
500 S. Lucas – 0.8 miles
1150 Wilshire - .6 miles
2885 W. Francis – 1.2 miles
1705 S. Hoover – 1.3 miles
1330 W. Pico Blvd. - .7 miles
2250 Pico Blvd. – 1.2 miles
366 S. Loma Dr. - .7 miles
2261 W. 14th Street – 1.5 miles
1659 W. 11th Street - .5 miles
2847 W. Leeward – 1 mile
933 S. Park View - .8 miles

804 S. Garland - .6 miles
714 Grand View St. - .7 miles
2347 Ocean View Ave. – 1.3 miles
2310 Ocean View Ave. – 1.3 miles
1228 S. Fedora – 2 miles
2972 W. 7th Street – 1.2 miles
1035 S. Berendo – 1.5 miles
2837 W. San Marino – 1.3 miles
971 S. Hoover – 1 mile
2847 Ocean View – 1.4 miles
1045 S. Dewey – 1.7 miles

2019

459 S. Hartford Ave. - .8 miles
823 S. Coronado - .8 miles
1124 S. Normandie Ave. – 2 miles
1157 S. Hoover St. – 1.1. miles
1600 W. Wilshire Blvd - .3 miles
907 W. 17th – 1.2 miles
2101 W. 8th - .4 miles
1218 W. Ingraham - .6 miles
452 S. Bonnie Brae St. - .8 miles
831 S. Westlake - .4 miles
2766 W. James Wood – 1.2 miles
719 Hoover – 1 mile
1116 S. Westmoreland – 1.3 miles
2662 Pico Blvd. – 1.9 miles
2745 W. Francis – 1 mile
1517 W. 8th Street – this project
1322 W. Maryland – 1 mile
1001 S. Park - .9 miles
827 S. Grandview - .7 miles
1047 S. Fedora – 1.8 miles
2721 Wilshire Blvd. – 1.1 miles

2020

2954 W. 8th – 1.2 miles
924 S. Park View - .8 miles
500 S. Union Ave. - .6 miles
1822 W. 4th - .9 miles
1216 -1224 S. Menlo Ave. – 1.5 miles
1701 W. 6th - .5 miles
2700 W. 7th Street – 1 mile
2716 W. James Wood – 1.1 mile
729 S. Park View - .8 miles
958 S. Menlo – 1.4 miles
1017 -1031 S. Mariposa – 1.8 miles

Applicant Copy
 Office: Downtown
 Application Invoice No: 68922

City of Los Angeles
 Department of City Planning



Scan this QR Code® with a barcode reading app on your Smartphone. Bookmark page for future reference.



City Planning Request

NOTICE: The staff of the Planning Department will analyze your request and accord the same full and impartial consideration to your application, regardless of whether or not you obtain the services of anyone to represent you.

This filing fee is required by Chapter 1, Article 9, L.A.M.C.

If you have questions about this invoice, please contact the planner assigned to this case. To identify the assigned planner, please visit <https://planning.lacity.org/pdiscaseinfo/> and enter the Case Number.

Receipt Number: 151220A42-2B142BED-499E-4D40-8318-9B5FFEE772EB, Amount: \$109.47, Paid Date: 12/15/2020

Applicant: LAW OFFICE OF CLAUDIA MEDINA - MEDINA, CLAUDIA (213-2694001)
Representative:
Project Address: 1521 W 8TH ST, 90017

NOTES:

ENV-2019-7743-CE-1A			
Item	Fee	%	Charged Fee
Appeal by Aggrieved Parties Other than the Original Applicant *	\$89.00	100%	\$89.00
Case Total			\$89.00

Item	Charged Fee
*Fees Subject to Surcharges	\$89.00
Fees Not Subject to Surcharges	\$0.00
Plan & Land Use Fees Total	\$89.00
Expediting Fee	\$0.00
Development Services Center Surcharge (3%)	\$2.67
City Planning Systems Development Surcharge (6%)	\$5.34
Operating Surcharge (7%)	\$6.23
General Plan Maintenance Surcharge (7%)	\$6.23
Grand Total	\$109.47
Total Invoice	\$109.47
Total Overpayment Amount	\$0.00
Total Paid (this amount must equal the sum of all checks)	\$109.47

Council District: 1
 Plan Area: Westlake
 Processed by CHAN, JASON on 12/15/2020

Signature: _____

Building & Safety Copy
 Office: Downtown
 Application Invoice No: 68922

City of Los Angeles
 Department of City Planning



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Signature: _____