

OFFICE OF THE CITY CLERK
200 NORTH SPRING STREET, ROOM 395
LOS ANGELES, CALIFORNIA 90012

CALIFORNIA ENVIRONMENTAL QUALITY ACT

NOTICE OF EXEMPTION

(PRC Section 21152; CEQA Guidelines Section 15062)

Pursuant to Public Resources Code § 21152(b) and CEQA Guidelines § 15062, the notice should be posted with the County Clerk by mailing the form and posting fee payment to the following address: Los Angeles County Clerk/Recorder, Environmental Notices, P.O. Box 1208, Norwalk, CA 90650. Pursuant to Public Resources Code § 21167 (d), the posting of this notice starts a 35-day statute of limitations on court challenges to reliance on an exemption for the project. Failure to file this notice as provided above, results in the statute of limitations being extended to 180 days.

PARENT CASE NUMBER(S) / REQUESTED ENTITLEMENTS
CPC-2020-4296-CU-DB-SPP-SPR-VHCA-PHP

LEAD CITY AGENCY City of Los Angeles (Department of City Planning)	CASE NUMBER ENV-2020-4297-SCPE
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PROJECT TITLE 5600 Hollywood	COUNCIL DISTRICT 13
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PROJECT LOCATION (Street Address and Cross Streets and/or Attached Map) Map attached.
5600-5606 W Hollywood Blvd, 1655-1681 N St Andrews Pl, 5607 W Carlton Wy (cross streets Hollywood Blvd & St Andrews Pl and St Andrews Pl & Carlton Wy)

PROJECT DESCRIPTION: Additional page(s) attached.
Demolition of an existing 3-story commercial structure, a 2-story 14-unit apartment, associated surface parking, a vacant lot and 27 non-protected on-site and off-site trees, and the construction of a 200-unit apartment building with 40 units restricted to Very Low Income Households, on an approximately 37,135 square-foot (0.85 acre) site within Subarea C of the Vermont/Western Station Neighborhood Area Plan (SNAP) Specific Plan. The proposed project includes a 17-story, 200-foot residential tower, with 2 subterranean parking levels, and a total of 222,234 square feet of floor area resulting in a floor area ratio of 6.0:1. The project will provide 265 vehicular parking spaces located in a 5 level of parking garage, 100 long term and 13 short term bicycle parking spaces, 22,897 square feet of usable open space, and will provide 75 on-site and 16 street trees. The project will require the export of approximately 59,000 cubic yards of soil.

NAME OF APPLICANT / OWNER:
Sean Beddoe, BWC/St. Andrews, LP

CONTACT PERSON (If different from Applicant/Owner above) Matt Dzurec, Armbruster Goldsmith & Delvac LLP	(AREA CODE) TELEPHONE NUMBER 310-254-9052	EXT.
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EXEMPT STATUS: (Check all boxes, and include all exemptions, that apply and provide relevant citations.)

STATE CEQA STATUTE & GUIDELINES

STATUTORY EXEMPTION(S)
Public Resources Code Section(s) 21155.1

CATEGORICAL EXEMPTION(S) (State CEQA Guidelines Sec. 15301-15333 / Class 1-Class 33)
CEQA Guideline Section(s) / Class(es) _____

OTHER BASIS FOR EXEMPTION (E.g., CEQA Guidelines Section 15061(b)(3) or (b)(4) or Section 15378(b))

JUSTIFICATION FOR PROJECT EXEMPTION: Additional page(s) attached
The City Council determined on June 29, 2021, that based on the whole of the administrative record, the Project is exempt from CEQA pursuant to Public Resources Code (PRC) Section 21155.1, found the Project is a Transit Priority Project pursuant to PRC Section 21155, found the Project is a Sustainable Communities Project that meets all of the requirements of subdivisions (a) and (b) and one of the requirements of subdivision (c) of PRC Section 21155.1.

None of the exceptions in CEQA Guidelines Section 15300.2 to the categorical exemption(s) apply to the Project.

The project is identified in one or more of the list of activities in the City of Los Angeles CEQA Guidelines as cited in the justification.

IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT ISSUED BY THE CITY PLANNING DEPARTMENT STATING THAT THE DEPARTMENT HAS FOUND THE PROJECT TO BE EXEMPT.
If different from the applicant, the identity of the person undertaking the project.

CITY STAFF USE ONLY:

CITY STAFF NAME AND SIGNATURE James Harris	STAFF TITLE City Planning Associate
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ENTITLEMENTS
Conditional Use, Density Bonus, Specific Plan Project Permit Compliance Review, Site Plan Review

HOLLY L. WOLCOTT
CITY CLERK

City of Los Angeles
CALIFORNIA

OFFICE OF THE
CITY CLERK

PETTY F. SANTOS
EXECUTIVE OFFICER



Council and Public Services Division

200 N. SPRING STREET, ROOM 395
LOS ANGELES, CA 90012
GENERAL INFORMATION - (213) 978-1133
FAX: (213)978-1040

June 30, 2021

ERIC GARCETTI
MAYOR

PATRICE Y. LATTIMORE
DIVISION MANAGER

CLERK.LACITY.ORG

OFFICIAL ACTION OF THE LOS ANGELES CITY COUNCIL

Council File No.: 21-0383
Council Meeting Date: June 29, 2021
Agenda Item No.: 6
Agenda Description: SUSTAINABLE COMMUNITIES PROJECT EXEMPTION (SCPE) and PLANNING AND LAND USE MANAGEMENT COMMITTEE REPORT relative to a SCPE request for the properties located at 5600-5606 West Hollywood Boulevard, 1655-1681 North St. Andrews Place, and 5607 West Carlton Way.
Council Action: PLANNING AND LAND USE MANAGEMENT COMMITTEE REPORT - ADOPTED FORTHWITH

Council Vote:

YES	Blumenfield	YES	Bonin	YES	Buscaino
YES	Cedillo	YES	de León	YES	Harris-Dawson
YES	Koretz	YES	Krekorian	YES	Lee
YES	Martinez	YES	O'Farrell	YES	Price
YES	Raman	YES	Ridley-Thomas	YES	Rodriguez

HOLLY L. WOLCOTT
CITY CLERK

Adopted Report(s) Title
Report from Planning and Land Use Management Committee_06-15-21