

RESOLUTION

WHEREAS, the subject project is located within the area covered by the Central City Community Plan (“Community Plan”), adopted by the City Council on January 8, 2003; and

WHEREAS, the City Planning Commission, at its meeting on August 8, 2019, recommended approval of an amendment to re-designate the Project Site located at **709, 755-765 South Wall Street, 306–326 East 7th Street, and 750–752 South Maple Avenue**, from Light Industrial to Community Commercial and to remove Footnote No. 2 on the Project Site to allow for an Floor Area Ratio (FAR) increase to 3.9:1 in lieu of the 3:1 FAR otherwise permitted; and recommended approval of a Vesting Zone and Height District Change from M2-2D to (T)(Q)C2-2D; and

WHEREAS, the approved Project is for the expansion and redevelopment of the existing Southern California Flower Market (“Flower Market”) which includes the maintenance and renovation of the existing wholesale market contained in the North Building; and the demolition of the South Building to allow for the development of a new mixed-use building consisting of wholesale trade, retail, restaurant, office, and residential uses. The new South Building would be 15 stories (comprised of a 12-story residential tower, over three stories of office, retail, restaurant, wholesale flower market, and parking) over one level of subterranean parking, and 205 feet in height. The development program for both buildings would consist of 323 residential, of which 32 units will be set aside for Moderate Income households; 64,363 square feet of office space; 4,385 square feet of retail space; 63,785 square feet of wholesale space and storage; 13,420 square feet of food and beverage space; and 21,295 square feet of event space; and

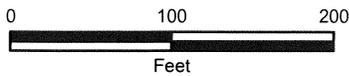
WHEREAS, pursuant to the provisions of the Los Angeles City Charter, the Mayor and City Planning Commission have transmitted their recommendations; and

WHEREAS, the requested General Plan Amendment is consistent with the intent and purpose of the adopted Central City Community Plan to designate land use in an orderly and unified manner; and

WHEREAS, the Community Commercial land use designation, the removal of Footnote No. 2, and the (T)(Q)C2-2D Zone will allow the Project as described above, which is consistent with the Plan and Zone; and

WHEREAS, the subject proposal has been assessed in the Partially Recirculated Draft EIR Noise and GHG analyses (SCH No. 2017051068) dated September 16, 2021, and the Partially Revised Final EIR, which contains Responses To Comments (collectively the PR-FEIR), dated November 19, 2021, as well as the 2019 Final EIR, Erratum No. 1 (July 26, 2019), Erratum No. 2 (August 7, 2019), and Erratum No. 3 (October 2019), and the whole of the administrative record (all collectively referred to as the 2021 Final EIR); and pursuant to California Environmental Quality Act (CEQA) Guidelines Sections 15162 and 15164, no subsequent EIR, negative declaration, or addendum is required for approval of the project.

NOW, THEREFORE, BE IT RESOLVED that the Central City Community Plan be amended as shown on the attached General Plan Amendment Map, and to remove Footnote 2 from the Project Site located at 709, 755–765 South Wall Street, 306–326 East 7th Street, and 750–752 South Maple Avenue.



CPC-2016-3990-GPA-VZC-HD-MCUP-SPR

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City of Los Angeles

