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CITY PLANNING**

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(213) 978-1300

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200 N. SPRING STREET, ROOM 525
LOS ANGELES, CA 90012-4801
(213) 978-1271

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DIRECTOR

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November 24, 2021

Los Angeles City Council
c/o Office of the City Clerk
City Hall, Room 395
Los Angeles, California 90012

Attention: PLUM Committee

Dear Honorable Members:

TECHNICAL MODIFICATION FOR THE FLOWER MARKET PROJECT; CF 19-1048 AND CF 19-1048-S1

The following technical modifications are to be incorporated into the staff recommendation report to be considered at the Planning and Land Use Management Committee meeting of November 30, 2021, related to Item Nos. 7 & 8, respectively, on the meeting agenda. Deleted text is shown in ~~strikethrough~~ and added text is shown in underline.

CASE NO. ENV-2016-3991-EIR: REVISED MITIGATION MONITORING PROGRAM

The following is a technical modification to the Revised Mitigation Monitoring Program, incorporated in the 2021 Final EIR and dated November 2021, and included as Attachment 3 to the PLUM Staff Report, dated November 19, 2021. The below E-1 Mitigation Measure was previously revised as part of Erratum No. 3, dated October 2019, and was not further revised as part of the April 2021 Court Order or 2021 Final EIR. Therefore, this Mitigation Measure is being modified to match the E-1 Mitigation Measure language approved as part of the 2019 Project approvals.

Page IV-5, d) Geology and Soils

E-1: The Project shall comply with the recommendations found on pages 10 through 4244 of the Geotechnical Investigation, Southern California Flower Mart Proposed Mixed-Use Development, 747 & 755 South Wall Street, Los Angeles, California, prepared by Geocon West, Inc., September 2019 ~~July 2016~~ (included as Attachment 1 to Erratum No. 3, October 2019), and as may be amended and supplemented, ~~or in any revision to that report,~~ to the satisfaction of the ~~Bureau of Engineering~~ Department of Building and Safety, Grading Division.

REPORT FROM THE DEPARTMENT OF CITY PLANNING

To clarify, in the previously transmitted Report from the Department of City Planning (dated November 19, 2021) and the *Courtesy Notice and Notice of Completion and Availability of the Partially Revised Final Environmental Impact Report* (dated November 5, 2021, Attachment 5 to the Report from the Department of City Planning), the listed Project Entitlements included a Zone Variance related to the provision of on-site trees, which was erroneously included in the listed entitlements. The Project did not request or receive a zone variance. Therefore, the Zone Variance is being removed from the listed Project Entitlements as follows:

Report Page 1, Project History and Background, bullet number three

General Plan Amendment from “Light Manufacturing” to “Community Commercial” to allow for the mixed-uses on the project site; Vesting Zone Change from M2-2D Zone(manufacturing) to the C2-2 Zone (commercial); Site Plan Review; and Conditional Use Permit for on-site sales and consumption of alcoholic beverages; ~~and a Zone Variance related to the provision of on-site trees~~ (collectively referred to as the “**Project Entitlements**” for CPC-2016-3990-GPA-VZC-HD-CUB-SPR, -1A)

Notice, Page 2, Paragraph 2

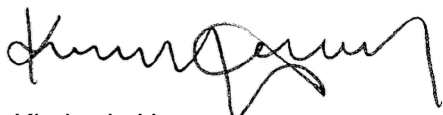
On November 12, 2019, the Council certified the 2019 FEIR. At that time, the EIR consisted of the Draft EIR and Appendices (September 2018), Final EIR and Appendices (April 2019), Erratum No. 1 (July 26, 2019), Erratum No. 2 (August 7, 2019), and Erratum No. 3 (October 2019). In connection with its certification of the 2019 FEIR on November 12, 2019, the City Council approved the following entitlements and approvals for the Project: (i) General Plan Amendment from “Light Manufacturing” to “Community Commercial” to allow for the mixed-uses on the Project Site; (ii) Vesting Zone Change from M2-2D (manufacturing) to C2-2 Zone (commercial); (iii) Site Plan Review; (iv) Conditional Use Permit for on-site sales and consumption of alcoholic beverages; and (v) a Vesting Tentative Tract Map; ~~and (vi) a Zone Variance related to the provision of on-site trees~~ (collectively referred to as the “Project Entitlements”).

Resolution

The Resolution previously included as part of the 2019 Project approvals is modified to update the additional CEQA analyses, as required by the April 2021 Court Order (see Attachment 1 to this Technical Modification), concerning the General Plan Amendment as recommended by CPC.

Sincerely,

VINCENT P. BERTONI, AICP
Director of Planning



Kimberly Henry
City Planner

ITEM NOS. 7 & 8
CF 19-1048 & CF 19-1048-S1
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VPB:MZ:KH:ES

Enclosures
Resolution

c: Emma Howard, Planning Director, Council District 14