



COUNCIL DISTRICT 10

CITY OF LOS ANGELES

SENT VIA EMAIL

November 29, 2021

Honorable Marqueece Harris-Dawson
Chair, Planning and Land Use Committee
City of Los Angeles
200 N. Spring Street, Room 450
Los Angeles, CA 90012

**RE: ENTITLEMENT OF MEDICAL HOSPITAL AT 6000 W. SAN VICENTE BLVD
(ENV-2020-252-ND and CPC-2020-251-GPA-ZC-HD)**

Dear Chair Harris-Dawson:

Item 3 on the November 30, 2021 Planning and Land Use Management Committee agenda pertains to a General Plan Amendment, Zone Change and Height District Change to authorize the demolition of an existing specialty medical hospital and surface parking lot, and the construction, use, and maintenance of a new specialty medical hospital and surface parking lot (Project).

Over the proceedings of this case, the 10th Council District team has worked with the surrounding community and the Applicant to resolve critical issues related to the proposed construction and operation to ensure that the envisioned medical hospital will operate synergistically with the surrounding community. Our team has specifically focused on identifying strategies to prevent potential traffic and circulation conflicts as they relate to the use of the adjacent alley.

Please find below voluntary conditions that the Applicant has agreed to in order to address the concerns of neighboring stakeholders. The Applicant extensively discussed these solutions with surrounding stakeholders during a series of private meetings as well as at multiple P.I.C.O Neighborhood Council (Neighborhood Council) meetings. These meetings resulted in a vote in support of the Project at the Neighborhood Council.

I respectfully request that the following voluntary conditions be included in the final Conditions of Approval:

- 5e. The Project shall provide light and heat-reflective concrete pavement in the adjacent alley to the south, and not paver stones or asphalt. The materials shall be indicated in the final plan set and approved to the satisfaction of the Department of Building and Safety.

- 6.b. The Applicant shall encourage, to the best of their ability and to the satisfaction of LADOT, vehicular ingress and egress off of San Vicente Boulevard only by using signage, traffic cones, and/or other measures to minimize vehicle traffic along the alley.
- 6.c. The Applicant shall restrict all loading in the alley and along residential streets. All commercial loading shall occur on San Vicente Boulevard along the Project frontage, to the satisfaction of LADOT. The Applicant shall inform vendors and deliveries of this requirement.
- 6d. No vehicles associated with the construction or operation of the hospital shall be permitted to block vehicular or pedestrian access to the alley, through any means, including by parking, idling, or generally queuing vehicles in, adjacent to, or along the alley.
- 6e. The Applicant shall install signage in the alley and striping along the alley pavement stating that parking, idling, or general queuing of vehicles is prohibited.

Thank you very much for your consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "Karly Katona", with a stylized, flowing script.

KARLY KATONA

Caretaker, 10th Council District

c: Members of the Planning and Land Use Committee
Mr. Vince Bertoni, Director of City Planning

Enclosure