

(When required)

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LOS ANGELES DAILY JOURNAL

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PROOF OF PUBLICATION

(2015.5 C.C.P.)

State of California)
County of Los Angeles) ss

Notice Type: GPN - GOVERNMENT PUBLIC NOTICE

Ad Description:
22-1219

I am a citizen of the United States and a resident of the State of California; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the printer and publisher of the LOS ANGELES DAILY JOURNAL, a newspaper published in the English language in the city of LOS ANGELES, county of LOS ANGELES, and adjudged a newspaper of general circulation as defined by the laws of the State of California by the Superior Court of the County of LOS ANGELES, State of California, under date 04/26/1954, Case No. 599,382. That the notice, of which the annexed is a printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to-wit:

09/08/2023

Executed on: 09/08/2023
At Los Angeles, California

I certify (or declare) under penalty of perjury that the foregoing is true and correct.



Signature



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DJ #: 3736658

NOTICE OF PUBLIC HEARING
You are hereby notified that the Planning and Land Use Management (PLUM) Committee of the Los Angeles City Council will hold a public hearing in person on **Tuesday, September 19, 2023** at approximately **2:00 P.M.** or soon thereafter, in the John Ferraro Council Chamber, Room 340, City Hall, 200 North Spring Street, Los Angeles, CA 90012 (entrance on Main Street), to consider the following: Sustainable Communities Project Exemption (SCPE), No. ENV-2020-7605-SCPE, and report from the Department of City Planning relative to determining that the proposed project, Case Nos. DIR-2020-7604-SPR-TOC-HCA; VTT-83227-CN-HCA, is statutorily exempt from the California Environmental Quality Act pursuant to Public Resources Code (PRC) Section 21155.1, and qualifies as a transit priority project pursuant to PRC Section 21155(b) that is declared to be a Sustainable Communities Project, which by definition means that the proposed project is consistent with the general land use designations, density, building intensity, and applicable policies specified for the project area in the Regional Transportation Plan/Sustainable Communities Strategy prepared by the Southern California Association of Governments pursuant to PRC Section 21155(a); and contains more than 50 percent residential; provides a minimum net density greater than 20 units per acre; and is within one-half mile of a major transit stop or high-quality transit corridor included in a regional transportation plan pursuant to PRC Section 21155(b); and that meets all criteria of Subdivisions (a) and (b), including environmental criteria, land use criteria, and at least one criteria (affordable housing) of Subdivision (c) of PRC Section 21155.1; for the demolition and removal of an existing surface parking lot from the Project Site and development of the site with a seven-story, 119,508-square-foot mixed-use building, which would include 145 multi-family residential dwelling units and up to 2,000 square feet of neighborhood-serving commercial uses. Of the 145 dwelling units, 15 units would be set aside for Extremely Low Income households, 7 units would be set aside voluntarily for Moderate Income households at 150% Area Median Income pursuant to the income and rent levels of Land Use Schedule 1 (HUD Gross) as determined by the Los Angeles Housing Department, resulting in a total of 22 restricted affordable units. The mix of dwelling units would include 20 studios, 11 1-bedrooms, and 14 2-bedrooms; the building would reach a maximum height of 93 feet; Vehicle parking would be provided in 1.5 aboveground levels and two subterranean levels and would include 184 vehicle parking spaces. The Project would include a total of 111 bicycle parking (99 long-term spaces and 12 short-term spaces). The Project would include 15,051 square feet of open space, including unit balconies, fitness center, a dog run, pool and courtyard, and a sky deck. There are 13 non-protected trees on or near the Project Site, some of all of which could be removed as part of the Project, including 10 street trees. All removed trees would be replaced in accordance with the City's tree replacement requirements; for the

properties located at 905 - 923 Beacon Avenue and 1720 James M. Wood Boulevard.
Applicant: DHS Investment Company, LLC
Representative: Aimee Luan, Craig Lawson & Co., LLC.
Case Nos. DIR-2020-7604-SPR-TOC-HCA; VTT-83227-CN-HCA
Environmental No. ENV-2020-7605-SCPE
The audio for this meeting is broadcast live on the internet at: <https://clerk.lacity.org/calendar>. The live audio can also be heard at: (213) 621-CITY (Metro), (818) 904-9450 (Valley), (310) 471-CITY (Westside) and (310) 547-CITY (San Pedro Area). If the live audio is unavailable via one of these channels, members of the public should try one of the other channels.
Requests for reasonable modification or accommodation from individuals with disabilities consistent with the Americans with Disabilities Act can be made by contacting the City Clerk's Office at (213) 978-1133. For Telecommunication Relay Services for the hearing impaired, please visit this site for information: <https://www.fcc.gov/consumers/guide/telecommunications-relay-services-trs>.
If you are unable to appear at this meeting, you may submit your comments in writing. Written comments may be addressed to the City Clerk, Room 395, City Hall, 200 North Spring Street, Los Angeles, CA 90012, or submitted through the Public Comment Portal: www.LACouncilComment.com.
In addition, you may view the contents of Council file Nos. **22-1219** by visiting: <http://www.lacouncilfile.com>.
Please be advised that the PLUM Committee reserves the right to continue this matter to a later date, subject to any time limit constraints.
HOLLY WOLCOTT, CITY CLERK of the City of Los Angeles
9/8/23

DJ-3736658#