



DAVID E. RYU
COUNCILMEMBER, FOURTH DISTRICT

July 21, 2016

Seleta J. Reynolds
General Manager
Department of Transportation
100 S. Main St., 10th Floor
Los Angeles, CA 90012

Mr. Vince Bertoni
Director of Planning
City Planning Department
200 N. Main St., 5th Floor
Los Angeles, CA 90012

RE: 8150 Sunset; CPC-2013-2551-CUB-DB-SPR; ENV-2013-2552-EIR

Ms. Reynolds and Mr. Bertoni,

I am writing to express concern over the Traffic Impact Assessment for the 8150 Mixed-Use Development project dated February 28, 2014. The original Traffic Impact Assessment of the Traffic Analysis prepared by Hirsch/Green Transportation Consulting, Inc. and reviewed by LADOT is deficient and incomplete due to significant changes made to the project subsequent to the review.

We need a new assessment to adequately evaluate impacts. Specifically, changes from the original project to the current project resulted in reallocations in both commercial and residential floor area. In addition, the February 2014 assessment evaluated a project that provided access points at the three currently existing driveways. The project as proposed today, and what will be before the City Planning Commission on July 28, 2016, has eliminated the existing driveway on Sunset Blvd. Whether its trip generation or traffic circulation that would impact the studied unsignalized intersections it is absolutely necessary that this evaluation and assessment occur prior to the City Planning Commission taking action.

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Of most noted concern is the proposed reconfiguration of the Southwest Quadrant of the intersection of Sunset Blvd. and Crescent Heights Blvd. It would result in the removal of the eastbound right-turn lane into the southbound lane of Crescent Heights. An exclusive right-turn lane would then be added. This proposal was brought to the Department of Transportation by the developer and other options for the improvement of the intersection were not considered. The removal of the sweeping right-turn lane has the added issue of City owned property. Pedestrian and traffic safety and traffic flow are of utmost concern and when substantial changes to a proposed project are made that could significantly impact traffic circulation and pedestrian safety, all options must be on the table. As we move forward and in light of Mobility 2035 it imperative to implement transportation and circulation best practices that truly improve the public right-of-way and ensure pedestrian safety. A smart and creative approach is essential and necessary to produce solutions that protect our residential areas and commercial access.

I respectfully request that the Department of Transportation assess an updated traffic analysis based on the project changes, including, the proposed elimination of an entrance off Sunset Blvd. The Department should also further evaluate the proposed elimination of the sweeping right turn and all potential options, and provide a recommendation for a comprehensive and best alternative to improving the Sunset Blvd. and Crescent Heights intersection.

I thank you for your careful consideration.

Sincerely,



David E. Ryu
Councilmember

c: Tomas Carranza, Senior Transportation Engineer
Wes Pringle, Transportation Engineer
David H. Ambroz, President
Renee Dake Wilson, AIA, Vice President
Robert L. Ahn, Commissioner
Caroline Choe, Commissioner
Richard Katz, Commissioner
John W. Mack, Commissioner
Samantha Millman, Commissioner
Veronica Padilla-Campos, Commissioner
Dana Perlman, Commissioner