



Los Angeles City Planning Department

Office of Historic Resources

NOTICE OF PUBLIC HEARING

ADAMS-NORMANDIE HISTORIC PRESERVATION OVERLAY ZONE

Meeting Information

Date: Wednesday, February 20, 2019

Time: 6:00 p.m.

Place: Exposition Park - Dr. Mary McLeod Bethune Regional Branch
Library
3900 S. Western Avenue
Los Angeles CA 90062

This notice is sent to you because you own property or are an occupant residing near a site for which an application was filed with the Department of City Planning. All interested persons are invited to attend the public hearing where you may listen, ask questions, and/or present testimony regarding the project. The hearing officer or decision-maker may consider all the testimony presented at the hearing, written communications received prior to or at the hearing, and the merits of the project as it relates to existing environmental and land use regulations. **Please note that your attendance at the hearing is optional.**

Director's Public Hearing - Certificate of Compatibility

Case No.: DIR-2019-340-CCMP; ENV Case No.: ENV-2019-341-CE

Project Address and Description – 1581 and 1587 W. Adams Blvd.

Demolition of an existing Non-Contributing commercial building (1581 W. Adams) and construction of a three-story, 11,697 square-foot, seven-unit courtyard apartment complex over two Non-Contributing parcels (1581 and 1587 W. Adams), one of which is currently a vacant lot (1587 W. Adams). The units will be housed within two buildings connected by a canopy. There will be parking for 16 cars and nine bikes; vehicle parking will be located at the ground floor of the buildings and will be accessible from Adams Blvd. by two driveways and curb cuts. New landscape and hardscape will be added in the front yard and courtyard.

*Under provisions in Section 12.20.3 I (Notice and Public Hearing) of the Municipal Code, the owners and occupants of all properties abutting, across the street or alley from, or having a common corner with the subject property shall receive notice of the application for Certificate of Appropriateness/Compatibility at least ten (10) days prior to the date of the Director's meeting.

Public notices are posted at the Department of City Planning and at the Main Lobby of City Hall East as well as on the Internet at <http://cityplanning.lacity.org>

If you challenge these agenda items in court, you may be limited to raising only those issues you or someone else raised at the public hearing agendized here, or in written correspondence on the matters delivered to this agency at or prior to the public hearing.

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate. The meeting facility and its parking are wheelchair accessible. Sign language interpreters, assistive listening devices, language translators, or other auxiliary aids and/or other services may be provided upon request. To ensure availability of services, please make your request not later than three working days (72 hours) prior to the meeting by calling the staff person referenced in this notice.

Materials submitted for any above-referenced cases are available for public review at the Department of City Planning, for more information contact the

planner below.

Your attendance is optional; oral testimony can only be given at the public hearing and may be limited due to time constraints. Written testimony or evidentiary documentation may be submitted prior to the hearing. Decision-makers such as Associate Zoning Administrators or Commissions function in a quasi-judicial capacity and therefore, cannot be contacted directly. Any materials submitted to the Department or Commission become City property and will not be returned. This includes any correspondence or exhibits used as part of your testimony.

Contact Information:

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Office of Historic Resources
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Code Enforcement:
Dept of Building and Safety (Single Family
Dwellings or Commercial Buildings)
888-524-2845 or
888-833-8389

Housing Department
Multi-family Dwellings
866-557-7368

Council District #8
8475 S. Vermont Avenue
Los Angeles CA 90044
(213) 485-7683