Hi Alejandro,

We have yet to hear back from LAPD regarding our service request letter (attached). Could you please try to connect with them?

Thank you!

Laura Rodriguez
Principal Planner

Statement of Confidentiality. The contents of this e-mail message and any attachments are confidential and are intended solely for addressee. The information may also be legally privileged. This transmission is sent in trust, for the sole purpose of delivery to the intended recipient. If you have received this transmission in error, any use, reproduction or dissemination of this transmission is strictly prohibited. If you are not the intended recipient, please immediately notify the sender by reply e-mail or phone and delete this message and its attachments, if any.
Hi Laura! Sure. First, how did you try contacting them? Please provide any contact information you may have used.

Thanks,

Alejandro A. Huerta
Environmental Analysis • Major Projects
(213) 978-1454

Hi Alejandro,

Please see attached correspondence with LAPD.

Thank you

Laura Rodriguez
Principal Planner

6701 Center Drive West, Suite 900
Los Angeles, California 90045

T (424) 207-5333
F (424) 207-5349

DIRECT (424) 207-5339
EMAIL I.rodriguez@eyestoneEIR.com
Officer Marco Jimenez
Community Relations Division
Los Angeles Police Department
100 West First Street #250
Los Angeles, CA  90012

Re:  Crossroads Hollywood Project—Request for Police Services Information

Dear Officer Jimenez:

In coordination with the City of Los Angeles Department of City Planning, Eyestone Environmental is preparing an Environmental Impact Report (EIR) for the Crossroads Hollywood Project (the Project) pursuant to the California Environmental Quality Act (CEQA). In order to adequately identify and assess the full range of the Project’s potential impacts, early consultation with public agencies is being conducted in accordance with Section 15083 of the State CEQA Guidelines. The EIR will include an assessment of the Project’s potential impacts on police protection services. As the Project is located in the City of Los Angeles and is served by the Los Angeles Police Department (LAPD), we are requesting information from your department with regard to the Project’s potential impacts on police protection services. Following is a brief description of the Project and a list of requested information that we would like to obtain to complete our analysis.

PROJECT DESCRIPTION

The Project Site consists of 29 individual parcels across four City blocks in the Hollywood Community of the City of Los Angeles. As shown in the attached Project Location Map, the 8.0-acre (348,419-square-foot) Project Site is generally bounded by Selma Avenue to the north; the Blessed Sacrament Catholic Church and School to the east; Sunset Boulevard to the south; and Highland Avenue to the west. The Project Site includes the following addresses: 1540–1552 Highland Avenue; 6700–6760 Selma Avenue; 6663–6675 Selma Avenue; 1543–1553 McCadden Place; 1542–1546 McCadden Place; 1501–1573 Las Palmas Avenue; 1500–1570 Las Palmas Avenue; 1600–1608 Las Palmas Avenue; and 6665–6713½ Sunset Boulevard. The Project Site is currently developed with various uses including 84 multi-family residential dwelling units; one- and
two-story structures used for commercial office and retail uses; and surface parking lots. Existing on-site uses include the Crossroads of the World complex (Crossroads of the World), which includes low-density commercial and office uses. As shown in the attached Aerial Photograph, the individual parcels are grouped into four Project areas referred to as Development Parcels A, B, C, and D.

The Project would remove all existing on-site uses except Crossroads of the World, which would be retained, rehabilitated, and converted to retail/restaurant use. Crossroads of the World would be integrated into a new mixed-use development comprised of eight new buildings housing residential, hotel, commercial/retail, office, and restaurant uses. Upon Project build-out, the Project (including existing uses to be retained) would include approximately 950 residential units, 308 hotel rooms, 95,000 square feet of office uses, and 185,000 square feet of commercial/retail uses, totaling approximately 1,432,000 square feet of floor area. When accounting for existing uses to be removed, the Project would result in an increase of approximately 1,345,053 square feet of net new floor area on the Project Site. Building heights would range from 3 to 32 floors with a maximum building height of approximately 402 feet above grade. New, below-grade parking would be provided for all portions of the Project with a maximum of five levels of subterranean parking. In total, the Project would provide approximately 2,596 vehicular parking spaces. A Conceptual Site Plan is attached.

The Project would provide a variety of open space and recreational amenities, including a series of integrated walkways that would connect the Project’s mixed-use district with the Hollywood neighborhood. Proposed additional landscaped public walkways would also promote access and connectivity to and through the Project Site from Sunset Boulevard, Las Palmas Avenue, Selma Avenue, and McCadden Place. In addition, the Project would also provide approximately 120,500 square feet of open space.

Vehicular access to the Project would be provided via several access points. Access to Development Parcel A would be via McCadden Place; residential parking for Development Parcel B would be accessible via McCadden Place and Las Palmas Avenue; visitor parking for Development Parcel C would be accessible via two driveways on Las Palmas Avenue; and parking for Development Parcel D would be via a single driveway on Las Palmas Avenue. Loading areas would be located within Development Parcels B and C and would be accessible via Las Palmas Avenue. Valet drop-off would also be available along Las Palmas Avenue and handicap drop-off would be available on Las Palmas Avenue and Selma Avenue. The locations of the driveway cuts are new and would require
review and approval by the Los Angeles Department of Transportation (LADOT) for placement, width, and spacing.

The Project also proposes the re-alignment of Las Palmas Avenue at Sunset Boulevard. Currently, the Las Palmas Avenue street segment north of Sunset Boulevard lies east of its street segment south of Sunset Boulevard, creating an offset intersection. The Project would realign the street to create a four-legged intersection, with Las Palmas Avenue becoming a continuous street at Sunset Boulevard.

The Project also includes on-site and off-site improvements to the existing sanitary sewer system to serve the Project’s demand for wastewater conveyance. Specifically, the on-site 30-inch sewer main in Las Palmas Avenue from Selma Avenue to Sunset Boulevard would be removed and replaced with new sewer mains in the following off-site locations: Selma Avenue from Las Palmas Avenue to Cassil Place, Cassil Place from Selma Avenue to Sunset Boulevard, and Sunset Boulevard from Cassil Place to Las Palmas Avenue.

Table 1 on page 4 provides a summary of the proposed uses included in the Project. A project location map, aerial photograph of the Project Site and vicinity, and a conceptual site plan are also attached.

**REQUESTED INFORMATION**

To aid us in assessing potential impacts to existing police protection services, please provide the following information regarding LAPD services and facilities:

- Name and location of police station(s) providing police protection services to the Project Site and the distance of these police station(s) to the Project Site;
- Staffing and equipment for each police station serving the Project Site (e.g., patrol cars, total full-time and part-time staff, number of officers on 24-hour duty, etc.);
- Population served and service boundaries of station(s) serving the Project Site;
- Reporting Districts within the service area of the police station(s) that serve the Project Site;
Table 1
Summary of Proposed Floor Area

<table>
<thead>
<tr>
<th>Land Use</th>
<th>Floor Area (sf)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total Residential (Condominiums + Rental)</td>
<td>804,000 sf</td>
</tr>
<tr>
<td></td>
<td>950 du</td>
</tr>
<tr>
<td></td>
<td>(190 du condominiums)</td>
</tr>
<tr>
<td></td>
<td>(760 du rental units)</td>
</tr>
<tr>
<td>Retail Use</td>
<td>185,000 sf</td>
</tr>
<tr>
<td>Office Use</td>
<td>95,000 sf</td>
</tr>
<tr>
<td>Hotel Use</td>
<td>348,500 sf</td>
</tr>
<tr>
<td></td>
<td>(308 rm)</td>
</tr>
<tr>
<td><strong>Total Proposed Floor Area</strong></td>
<td><strong>1,432,000 sf</strong></td>
</tr>
</tbody>
</table>

* sf = square feet  
* du = dwelling units  
* rm = rooms  
* Source: Eyestone Environmental, 2015.

- The officer-to-resident ratio for the Project’s Reporting District(s) and the officer-to-resident ratio citywide. Please indicate whether these numbers meet the service ratio standards of the LAPD.
- Special service teams (i.e., SWAT and K-9) available within the division and police stations that serve the Project Site;
- A general overview of the department’s emergency response system (i.e., dispatch system, standard procedures and protocols, etc.);
- Incident data, by type of incident, on a monthly basis for each Reporting District within the service area of the police station(s) that serve the Project Site. Please provide monthly data for the last two years and annual data for the last five years;
- The average LAPD response time for emergencies citywide and for those LAPD station(s) that would serve the Project Site. Please also provide the average response times for crimes in the Project’s Reporting District(s) and indicate whether these response times meet the standards of the LAPD.
Officer Marco Jimenez
November 2, 2015 – Page 5

- Planned improvements to the police protection facilities in the service area of the Project Site (e.g., expansion, new facilities, additional staffing, etc.), if applicable; and
- Any special police protection requirements due to the specific attributes of the Project Site.

Thank you for your assistance as this information will help us ensure that our analysis of the Project’s impacts on the LAPD is accurate and complete. Please feel free to contact Alejandro Huerta at the Los Angeles City Planning Department at (213) 978-1454 or via email at alejandro.huerta@lacity.org to discuss our information needs and/or any questions regarding the Draft EIR. In order to ensure a timely completion of our analysis, a response from your agency is appreciated (via mail or email) no later than November 30, 2015.

Sincerely,

Stephanie Eyestone-Jones
President
(424) 207-5333
s.eyestone@eyestoneeir.com

Attachments:

Project Location Map
Aerial Photograph of the Project Vicinity
Conceptual Site Plan
Conceptual Site Plan

**Primary Building Uses**

- **Hotel**
- **Office**
- **Residential**
- **Existing**
- **Ground Floor Retail**

**Development Parcel Boundaries**

- **A1**
- **B1**
- **B2**
- **B3**
- **B4**
- **C1**
- **C2**

**Existing Crossroads**

- **68,000 SF Retail**
- **2 Floors**

**Development Parcel A**

- **A1**
- **308 Hotel Keys**
- **409 Cars Below Grade**
- **346,500 SF Hotel**
- **10,000 SF Retail**
- **32 Floors**

**Development Parcel B**

- **B1**
- **100 Condo Units**
- **209,000 SF Residential**
- **65,000 SF Retail**
- **30 Floors**

- **B2**
- **20 Rental Units**
- **62,500 SF Residential**
- **12,000 SF Retail**
- **6 Floors**

- **B3**
- **489 Rental Units**
- **358,000 SF Residential**
- **11,000 SF Retail**
- **32 Floors**

- **B4**
- **123 Rental Units**
- **104,000 SF Residential**
- **20,000 SF Retail**
- **6 Floors + Mezzanine**

**Development Parcel C**

- **C1**
- **50,000 SF Office**
- **27,000 SF Retail**
- **3 Floors**

- **C2**
- **45,000 SF Office**
- **16,500 SF Retail**
- **4 Floors**

- **D1**
- **78 Rental Units**
- **60,500 SF Residential**
- **4,500 SF Retail**
- **6 Floors**

**Source:** Skidmore Owings & Merrill LLP and Rios Clementi Hale Studios, 2015.
From: Alejandro Huerta [mailto:alejandro.huerta@lacity.org]
Sent: Monday, March 07, 2016 7:34 AM
To: Laura Rodriguez
Subject: Re: Crossroads Draft EIR

[Quoted text hidden]

-------- Forwarded message --------
From: "Allyson K. Dong" <a.dong@eyestoneeir.com>
To: Laura Rodriguez <l.rodriguez@eyestoneeir.com>
Cc:
Bcc:
Date: Thu, 25 Feb 2016 01:55:42 +0000
Subject: FW: Request for LAPD Service Information Follow-up

Hi Laura,

This is the response I got from LAPD. Talking further with Officer Jimenez, the Captain charged with signing and approving the RFI letters said the responses were in correct and LAPD does not have to give out crime stats (since 2003 or so). So unfortunately, I don’t have a timeline for the LAPD response letter.

Allyson Dong
Planner

From: CHRIS RAMIREZ [mailto:25666@lapd.lacity.org]
Sent: Wednesday, February 24, 2016 2:35 PM
To: Allyson K. Dong
Subject: RE: Request for LAPD Service Information Follow-up

I have no time line as these reports are being routed to the Department's Discovery Section of Risk Management Division (RMD) to review and approve any information that is being request or released.

At this time in point I was directed to have any new requested be addresses to the Office of Chief Police at 100 W. First Street, Los Angeles, CA. 90012
Hi Lt. Ramirez,

Thank you for reply. Is there a timeline of when we should expect a response back for sake of our project schedule?

Also, can I have the address that new request should be sent to and to whom it should be addressed to?

Thank you,

Allyson Dong
 Planner

---

From: CHRIS RAMIREZ [mailto:25666@lapd.lacity.org]
Sent: Wednesday, February 24, 2016 11:19 AM
To: Allyson K. Dong
Cc: JIMENEZ, MARCO
Subject: Re: Request for LAPD Service Information Follow-up

Hello Allyson K. Dong,

Based on Department policy and procedures, the report has been forwarded to the Department's Discovery Unit for further review and approval. In addition for your awareness, any future request should be sent and addressed to the Office of Chief of Police Charlie Beck. I hope this helps clarify any matters but most importantly for all future request this process will be more effective and timely.

Best regards,

Lt. Chris Ramirez

---

Dear Lt. Ramirez,

Your contact information was provided to me by Officer Marco Jimenez in regards to following up on a request for LAPD information for a new City of LA project proposed title Crossroads Hollywood. The request for information is used to provide background information and complete project impact analysis for police services that would serve the project.

I sent the request on November 2, 2015. I have spoken to Officer Jimenez and he said the request for information has already been completed by him but has gotten stuck while working its way up the chain of command for signature. Can you please check the status of the request?
Thank You,

Allyson Dong
Planner

6701 Center Drive West, Suite 900
Los Angeles, California  90045
Email  a.dong@eyestoneEIR.com
T (424) 207-5333
F (424) 207-5349
DIRECT (424) 207-5338

Please consider the environment before printing this email.

Alejandro Huerta <alejandro.huerta@lacity.org>
To: Laura Rodriguez <l.rodriguez@eyestoneeir.com>

Thanks!

Alejandro A. Huerta
Environmental Analysis • Major Projects
(213) 978-1454

[Quoted text hidden]
[Quoted text hidden]
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>>> "Allyson K. Dong" <a.dong@eyestoneir.com> 2/24/2016 1:08 PM >>>

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>>> "Allyson K. Dong" <a.dong@eyestoneeir.com> 2/24/2016 10:08 AM >>>

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Allyson Dong
Planner
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