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DOWNTOWN LOS ANGELES NEIGHBORHOOD COUNCIL
P.O. BOX 13096
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EMAIL: DLANC@EMPOWERLA.ORG

November 14, 2023
Los Angeles Department of City Planning
Office of Zoning Administration, 7th Floor
200 North Spring Street
Los Angeles, California 90012

RE: **Planning Case No:** DIR 2023 1379 DB SPR HCA/ENV 2023 1380 EAF
Project Address: 222 W. 12th Street, 1204-1216 S. Olive Street
Applicant: Grant King, Relevent Living, LLC

Project Description: The proposed project is for a new 8-story, 105'-9" in height multifamily residential dwelling building having 401 dwelling units with 45, or 11% of the total units, reserved for Very Low Income households, and approximately 8,699 square feet of ground floor commercial uses.

Dear Zoning Administrator:

At our regularly held public meeting on November 14, 2023, the Board of Directors of the Downtown Los Angeles Neighborhood Council ("DLANC") voted to support the below request.

DLANC supports the Applicant's requests in Planning Case No. DIR 2023 1379 DB SPR HCA/ENV 2023 1380 EAF. DLANC support is conditioned on Applicant agreeing to the following stipulations for the project.

In DLANC's view, the information presented provides adequate justification for granting the Applicant's requests. *Subject to the conditions set forth below* and any additional conditions recommended by the LAPD or City Council, DLANC encourages the Los Angeles Department of City Planning to approve the Applicant's project.

CONDITION 1: Applicant will maintain pedestrian access if the sidewalk is temporarily closed during construction.

CONDITION 2: Applicant will ensure any temporary walkways covered due to construction (e.g., scaffolding) are well-lit at all hours.

CONDITION 3: Storefronts of ground floor retail retain transparency at all times to allow for eyes on the street and pedestrian safety.

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CONDITION 4: Applicant includes a designated space for accommodating pet waste within the project to mitigate pet waste polluting public right of ways. If this is not feasible, a designated area should be provided in the public right away along with a specific plan for cleaning and maintenance.

CONDITION 5: Applicant ensures enclosure along Olive St. courtyard is transparent/permeable and not a solid wall and is transparent for allowing eyes on the street.

CONDITION 6: Applicant adds exterior lighting on east alleyways and all alcoves.

If possible, please send a digital copy of your decision letter via e-mail to planning@dlanc.com in lieu of a hard copy. Thank you in advance for your consideration of the comments presented in this Letter.

Very truly yours,

Very truly yours,

*** SUBJECT TO APPROVAL BY DLANC BOARD OF DIRECTORS ON NOVEMBER 14, 2023***

Claudia Oliveira
DLANC President

Samir Bitar
DLANC Planning & Land Use Committee Chair

CC: Gerald Gubatan (Council District 14) (via email)
Sgt. Mark Aceves, LAPD Central Division (via email)