

MEETING AGENDA
CITY OF LOS ANGELES
DEPARTMENT OF RECREATION AND PARKS
FACILITY REPAIR AND MAINTENANCE COMMISSION TASK FORCE

Thursday, May 5, 2022 at 8:30 a.m.

**Use this link: <https://us02web.zoom.us/j/86476887509>
or dial (669) 900-6833 to join the meeting
then enter this webinar ID: 864 7688 7509 and press #**

LYNN ALVAREZ, CHAIR
JOSEPH HALPER, COMMISSIONER

Staff:

Michael A. Shull, General Manager
Cathie Santo Domingo, Assistant General Manager
Darryl Ford, Superintendent
City Attorney Representative

IN CONFORMITY WITH CALIFORNIA GOVERNMENT CODE SECTION 54953 AND DUE TO CONCERNS OVER COVID-19, THIS TASK FORCE MEETING WILL BE CONDUCTED ENTIRELY TELEPHONICALLY.

EVERY PERSON WISHING TO ADDRESS THE COMMISSION MUST USE THIS LINK: <https://us02web.zoom.us/j/86476887509> OR DIAL (669) 900-6833, AND ENTER 864 7688 7509 AND THEN PRESS #. INSTRUCTIONS ON HOW TO SIGN UP FOR PUBLIC COMMENT WILL BE GIVEN TO LISTENERS AT THE START OF THE MEETING. EACH SPEAKER WILL BE GRANTED A MAXIMUM OF TWO MINUTES.

NOTICE TO PAID REPRESENTATIVES - IF YOU ARE COMPENSATED TO MONITOR, ATTEND, OR SPEAK AT THIS MEETING, CITY LAW MAY REQUIRE YOU TO REGISTER AS A LOBBYIST AND REPORT YOUR ACTIVITY. SEE LOS ANGELES MUNICIPAL CODE 48.01 ET SEQ. MORE INFORMATION IS AVAILABLE AT ethics.lacity.org/lobbying. FOR ASSISTANCE, PLEASE CONTACT THE ETHICS COMMISSION AT (213) 978-1960 OR ethics.commission@lacity.org.

1. CALL TO ORDER

2. CURRENT BUSINESS

- A. 6th Street PARC
Discussion of Final Project Approval
- B. Barack and Michelle Obama Sports Complex - Signage
Discussion of Proposed Donor Recognition Signage
- C. Quimby Park Fee Ordinance
Implementation Update

3. PUBLIC COMMENT

Comments by the Public on Matters within Task Force Jurisdiction.

May 5, 2022

4. NEXT MEETING

The next Facility Repair and Maintenance Commission Task Force Meeting is tentatively scheduled telephonically through Zoom for May 19, 2022 at 8:30 a.m..

5. ADJOURNMENT

Additional Information

Under the California State Ralph M. Brown Act, those wishing to make audio recordings of the Commission Task Force Meetings are allowed to bring tape recorders or camcorders in the Meeting.

Sign language interpreters, assistive listening devices, or any auxiliary aides and/or services may be provided upon request. To ensure availability, you are advised to make your request at least 72 hours prior to the meeting you wish to attend. For additional information, please contact the Commission Office at (213) 202-2640.

Information on Agenda items may be obtained by calling the Commission Office at (213) 202-2640. Copies of the Commission Task Force Agenda may be downloaded from the Department's website at www.laparks.org.

CITY OF LOS ANGELES
DEPARTMENT OF RECREATION AND PARKS
FACILITY REPAIR AND MAINTENANCE COMMISSION TASK FORCE BRIEFING
May 5, 2022

Summary

The project is the Sixth Street Park, Arts, and River Connectivity (PARC) Improvements Project. The RAP Task Force is being requested to provide Final Approval. The project was previously presented to the Task Force on October 18, 2017.

The Project site is located underneath and adjacent to the Sixth Street Viaduct in Council District 14, and spans from Mateo Street in Downtown Los Angeles' Arts District, over the LA River, to United States Highway 101 (U.S. 101) in Boyle Heights.

The City is proposing to create approximately 13 acres of public recreational space underneath and adjacent to the Sixth Street Viaduct. The park will feature a performance arts plaza, two dog parks, adult fitness equipment, a U10 and U8 synthetic turf soccer field, multi-purpose fields, children's mister area, basketball/volleyball court, café building, RAP staff office building, public restrooms, and picnicking and grilling areas. Elements that would be constructed throughout the Sixth Street PARC would include typical park site furnishings, pedestrian pathways, interpretative exhibits, utility connections, irrigation, crosswalks, and stormwater infrastructure improvements.

<u>Funding Sources</u>	<u>Amounts</u>
MICLA	\$26,282,548
Prop 68	\$8,500,000
Prop K	\$2,000,000
Len Hill	\$1,425,000
Metropolis	\$1,000,000
TFAR	\$1,000,000
Excess Bond Proceeds	\$3,568,696
Pickleworks	\$3,886,068
Total:	\$47,662,312

Community Outreach

Planning efforts to engage local communities and stakeholders regarding the proposed project began in January 2017. These efforts included guided community site tours of the project with community leaders on January 7, 2017. Small focus group meetings were held with community leaders and youth on January 12, March 8, 2017, to discuss potential park features and uses. Large community meetings were held on February 7, 2017, at the Puente Learning Center, and on February 8, 2017, at the Southern California Institute of Architecture (Sci-Arc). The community meetings had a combined attendance of more than 300 people to discuss potential park features and uses, and the evolving park design process.

A survey was distributed at the community meetings and made available on the BOE website to allow the public to vote on their preferred park features. Over 1,000 survey responses were received. On March 28 and 30, 2017, additional community meetings were held at the Sci-Arc and the Puente Learning Center, respectively, to present three conceptual approaches for the park, which incorporated public feedback from the surveys. Additional community meetings were held (in English and Spanish) on September 19, 2017, at the Aliso Pico Recreation Center, and on September 20, 2017, at the Sci-Arc. At the meetings, attendees voted on the preferred conceptual design for the park.

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Implementation of Shade

The proposed park project is underneath the Viaduct, which will provide a fair amount of shade. A shade/shadow analysis was performed by the landscape architect to study the areas which receives sunlight over the course of the year. Trees have been strategically located in areas which receive sunlight, thus providing additional shade to park patrons.

Plant & Tree Specifications

The proposed project site presently has no trees. Approximately 328 new trees will be planted along with over 4,300 softscape plants. The tree and plants species are included in the presentation.

SIXTH STREET PARK, ARTS, AND RIVER CONNECTIVITY (PARC) IMPROVEMENTS PROJECT





COMMUNITY ENGAGEMENT

- Online and In-person Surveys
- Six Large Community Meetings (Arts District & Boyle Heights)
- Additional Small Group Focus Meetings
- Six Community Meetings for Prop. 68 Funding

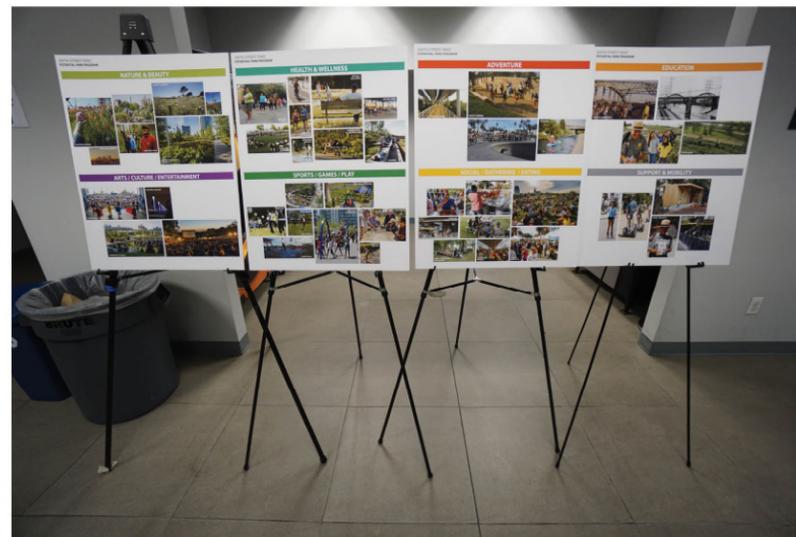
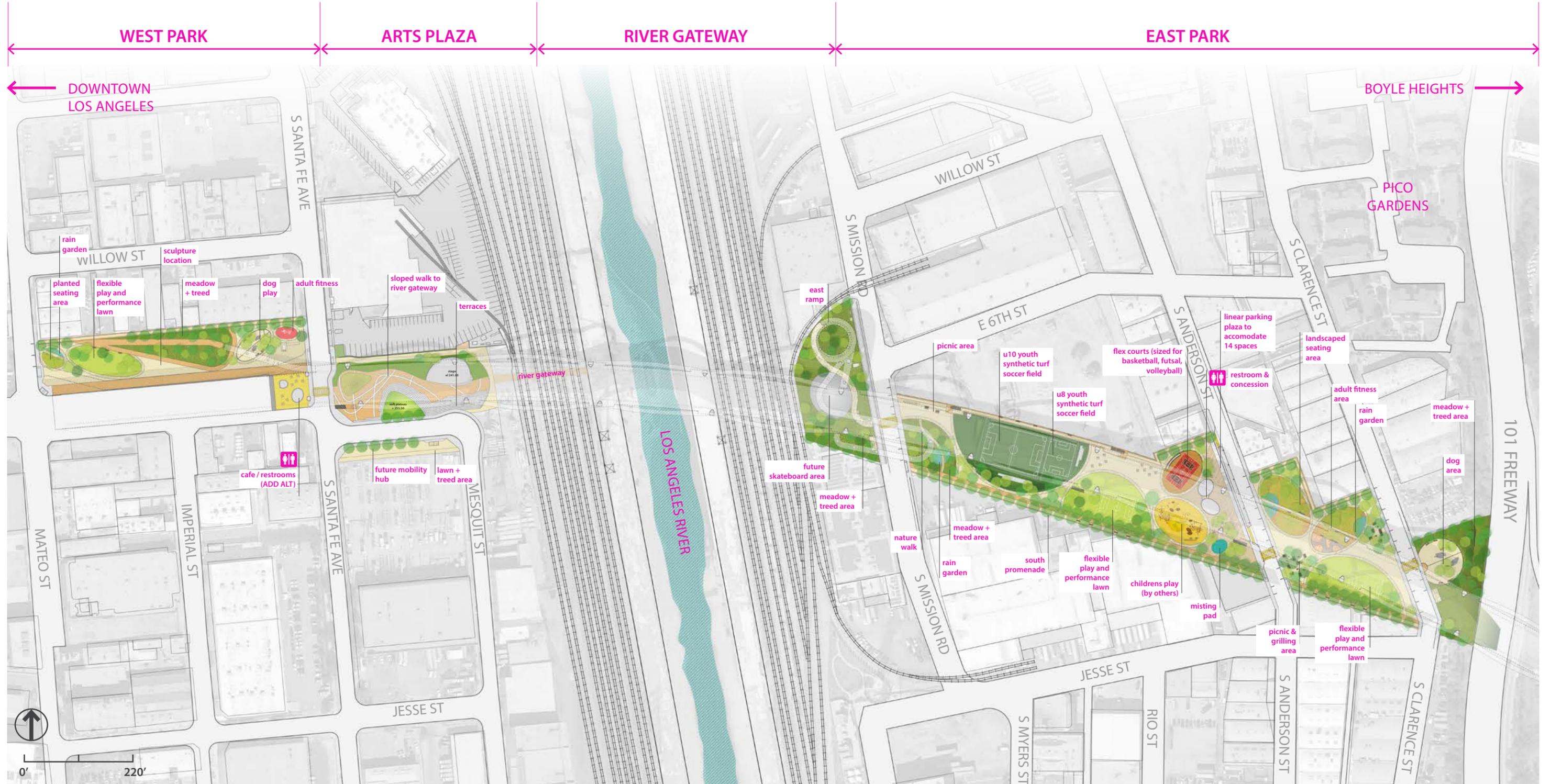


IMAGE CREDIT: JON FU

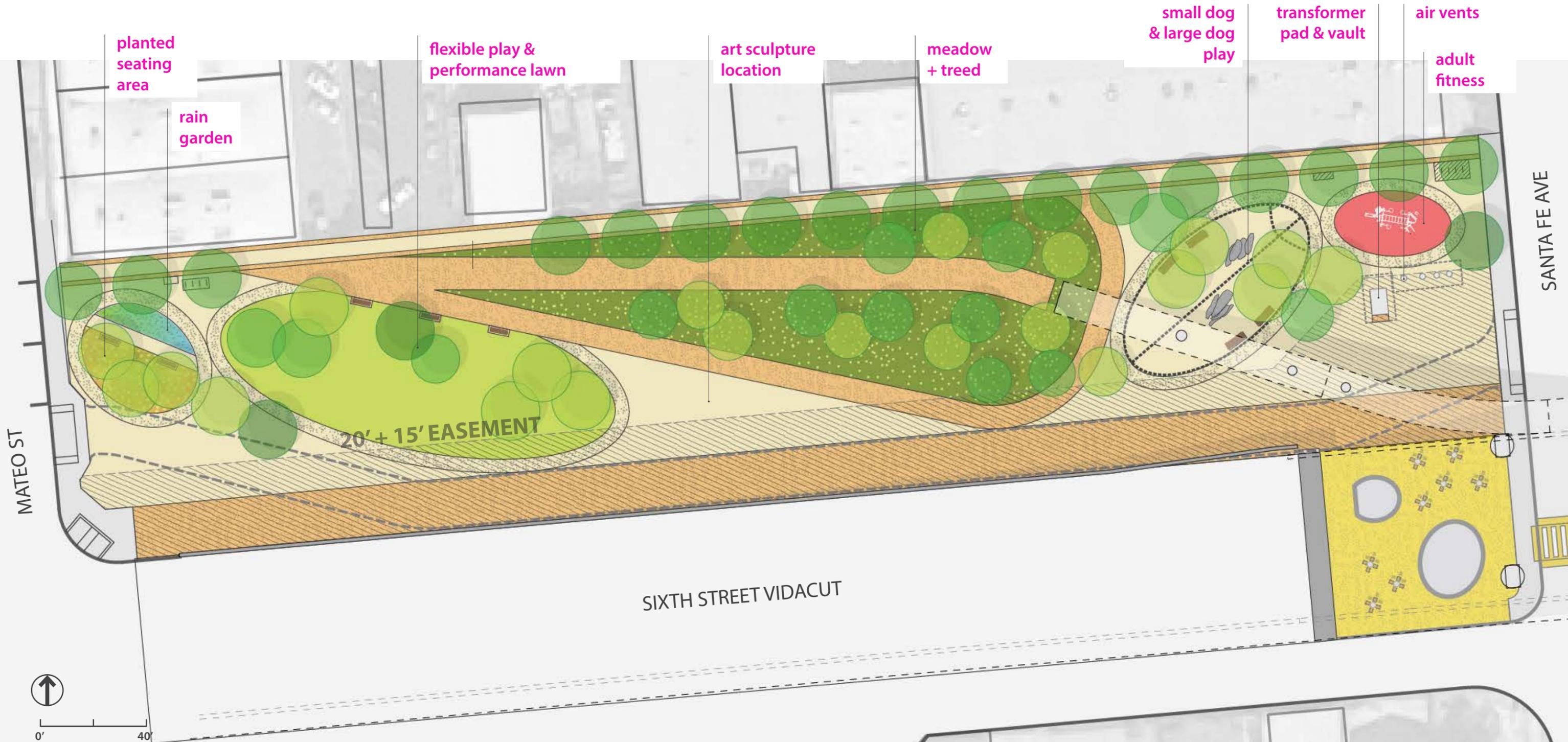
CANOPY & OBJECTS

OVERALL PLAN



CANOPY & OBJECTS

WEST PARK



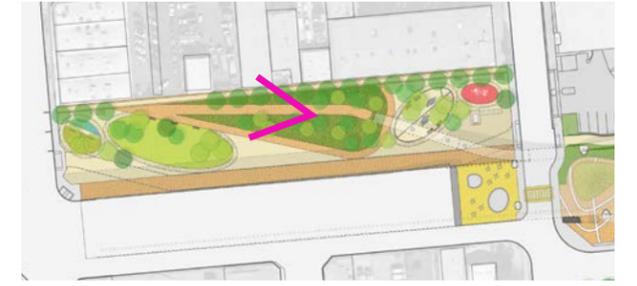
CANOPY & OBJECTS

WEST PARK - FROM MATEO



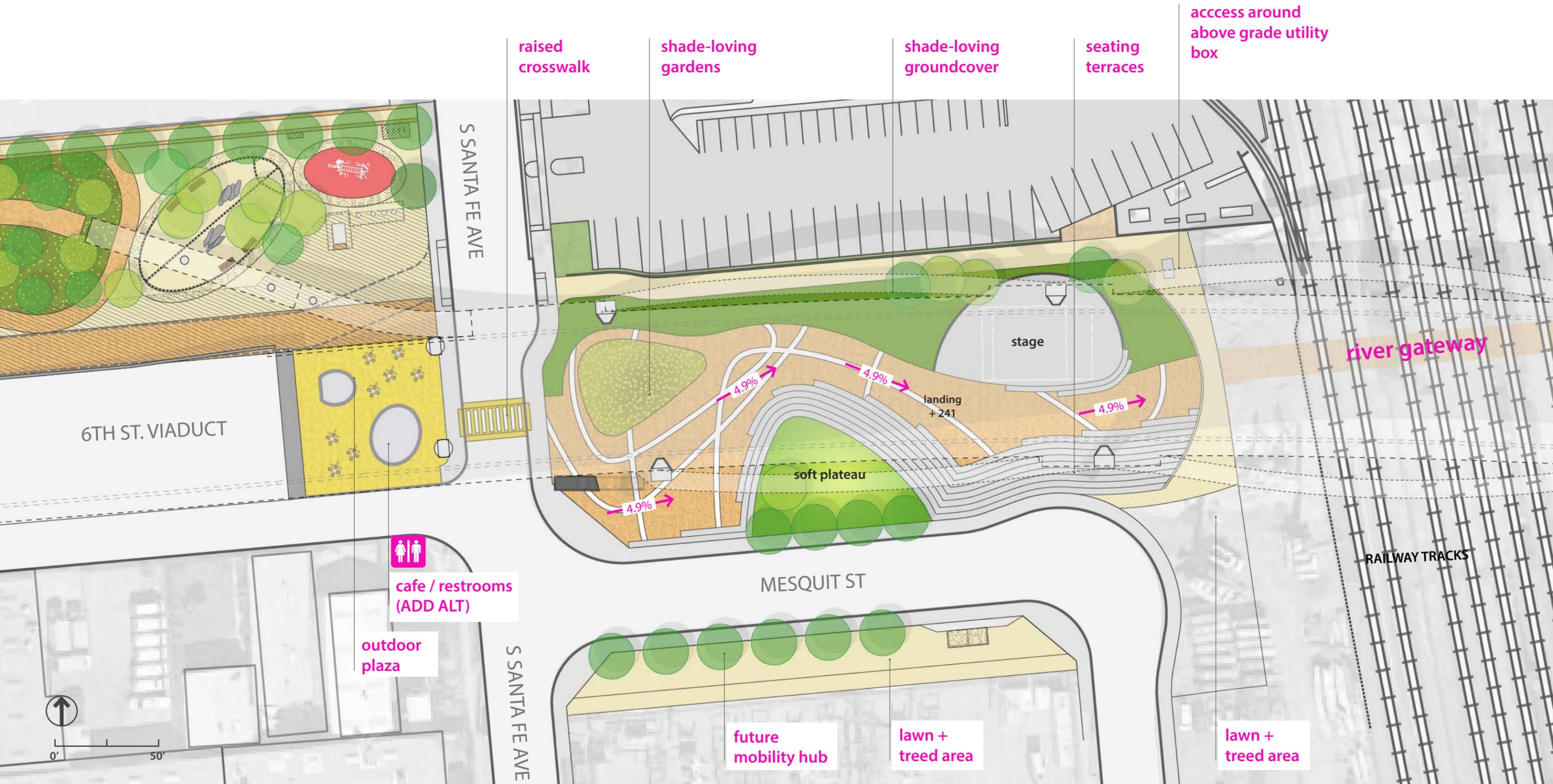
CANOPY & OBJECTS

WEST PARK - SLOPED WALK FROM VIADUCT



CANOPY & OBJECTS

ARTS PLAZA



CANOPY & OBJECTS

ARTS PLAZA - From Mateo



CANOPY & OBJECTS

ARTS PLAZA - From Santa Fe



CANOPY & OBJECTS

ARTS PLAZA - VIEW FROM BERM (EVENT)



CANOPY & OBJECTS

ARTS PLAZA - VIEW FROM UPPER WALKWAY (EVENT)



CANOPY & OBJECTS

EAST PARK



CANOPY & OBJECTS

EAST PARK - From Spiral Ramp



CANOPY & OBJECTS

EAST PARK - SOCCER FIELDS



CANOPY & OBJECTS

EAST PARK - CHILDREN'S PLAY & PLAZA



CANOPY & OBJECTS

EAST PARK - DOG PARK



s. clarence st.

TREE PALETTE



TREE SPECIES		
SYMBOL &/OR ABBREVIATION	BOTANIC NAME	COMMON NAME
AnC	<i>Angophora costata</i>	ROSE GUM
ArM	<i>Arbutus 'Marina'</i>	MARINA STRAWBERRY TREE
ChL	<i>Chilopsis linearis</i>	DESERT WILLOW
CoC	<i>Corymbia citriodora</i>	LEMON SCENTED GUM
CoP	<i>Corymbia papuana</i>	GHOST GUM
EuC	<i>Eucalyptus cladocalyx</i>	SUGAR GUM
EuT	<i>Eucalyptus torquata</i>	CORAL GUM
PaX	<i>Parkinsonia X 'Desert Museum'</i>	PALO VERDE 'DESERT MUSEUM'
FIR	<i>Ficus rubinosa</i>	RUSTY LEAF FIG
JaM	<i>Jacaranda mimosifolia</i>	JACARANDA
PIT	<i>Pinus torreyana</i>	TORREY PINE
QuA	<i>Quercus agrifolia</i>	COAST LIVE OAK
QuB	<i>Quercus buckleyi</i>	TEXAS RED OAK
RhL	<i>Rhus Lancea</i>	AFRICAN SUMAC
TIT	<i>Tipuana tipu</i>	TIPU

- DRIFTS
- EDGES
- ACCENT/GROVE/CLUSTERS

DRIFTS



CRITERIA

- Medium to large stature
- Interesting shape and form
- Variety of Textures
- Mix of deciduous and evergreen



Angophora costata
(Rose Gum)



Corymbia citriodora
(Lemon Scented Gum)



Corymbia papuana
(Ghost Gum)



Eucalyptus cladocalyx
(Sugar Gum)



Eucalyptus torquata
(Coral Gum)



Ficus rubinosa
(Rusty Leaf Fig)



Jacaranda mimosifolia
(Jacaranda)



Pinus torreyana
(Torrey pine)



Quercus agrifolia
(Coast Live Oak)



Rhus lancea
(African Sumac)

EDGES



Tipuana tipu (Tipu)



Quercus buckleyi (Texas Red Oak)

CRITERIA

- Large stature
- Uniform branching structure

ACCENTS



Chilopsis linearis (Desert willow)



Arbutus Marina (Marine Madrone)



Chilopsis linearis (Desert willow)

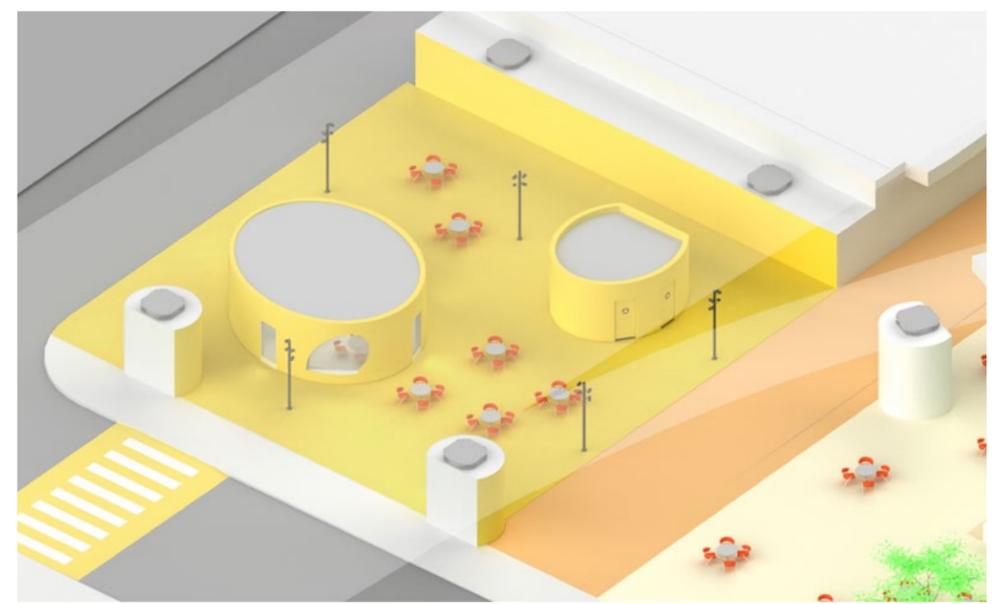
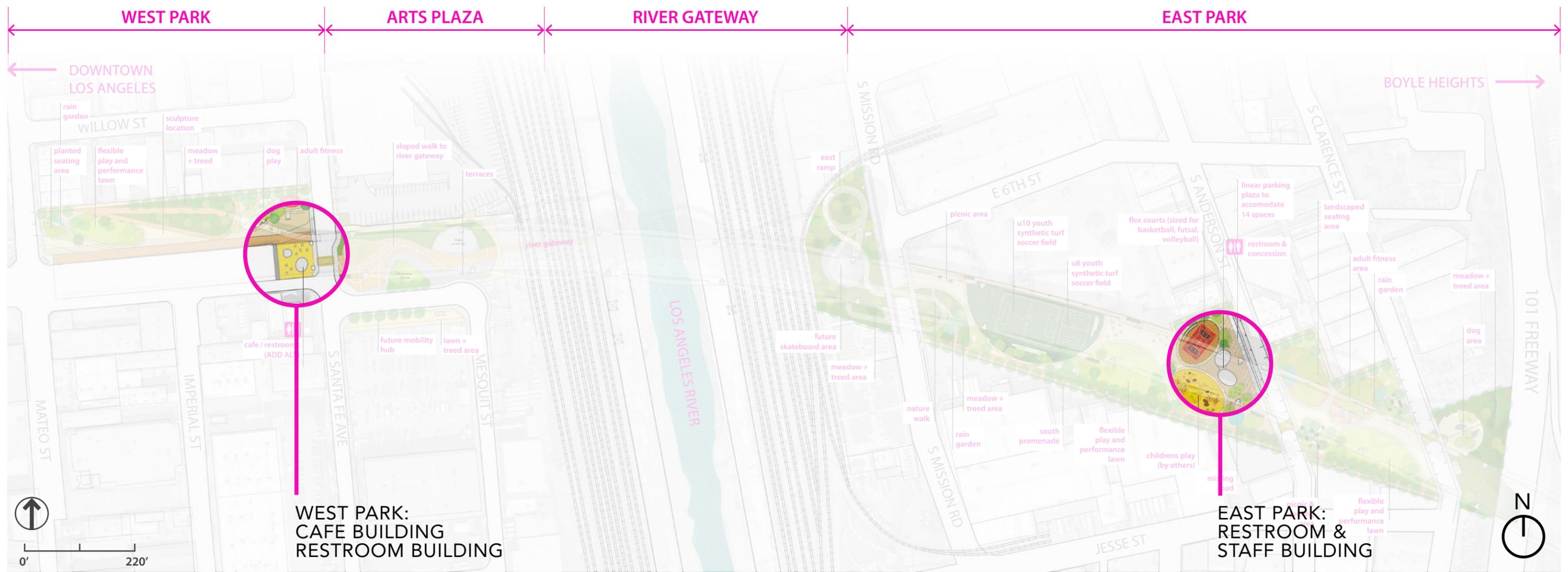


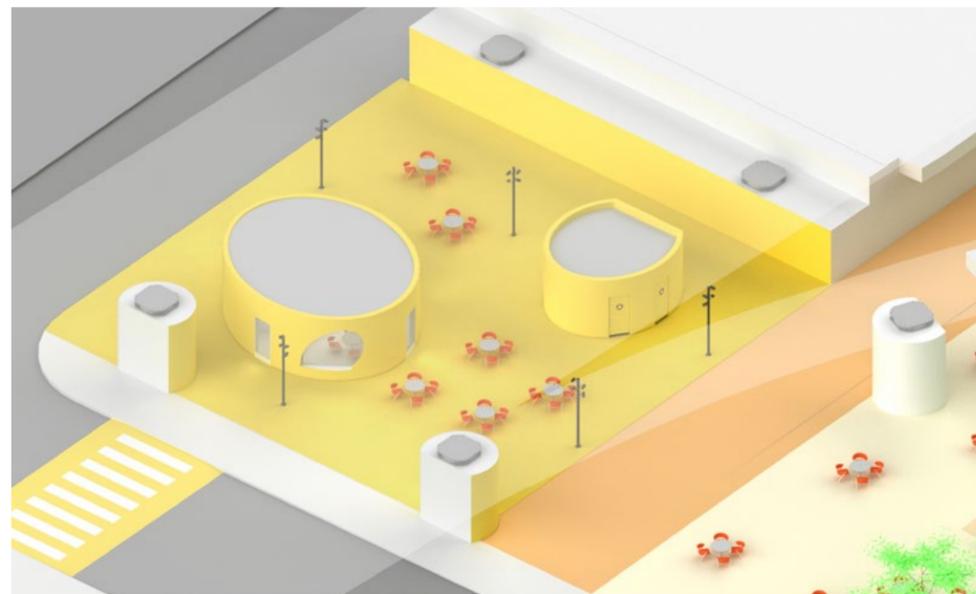
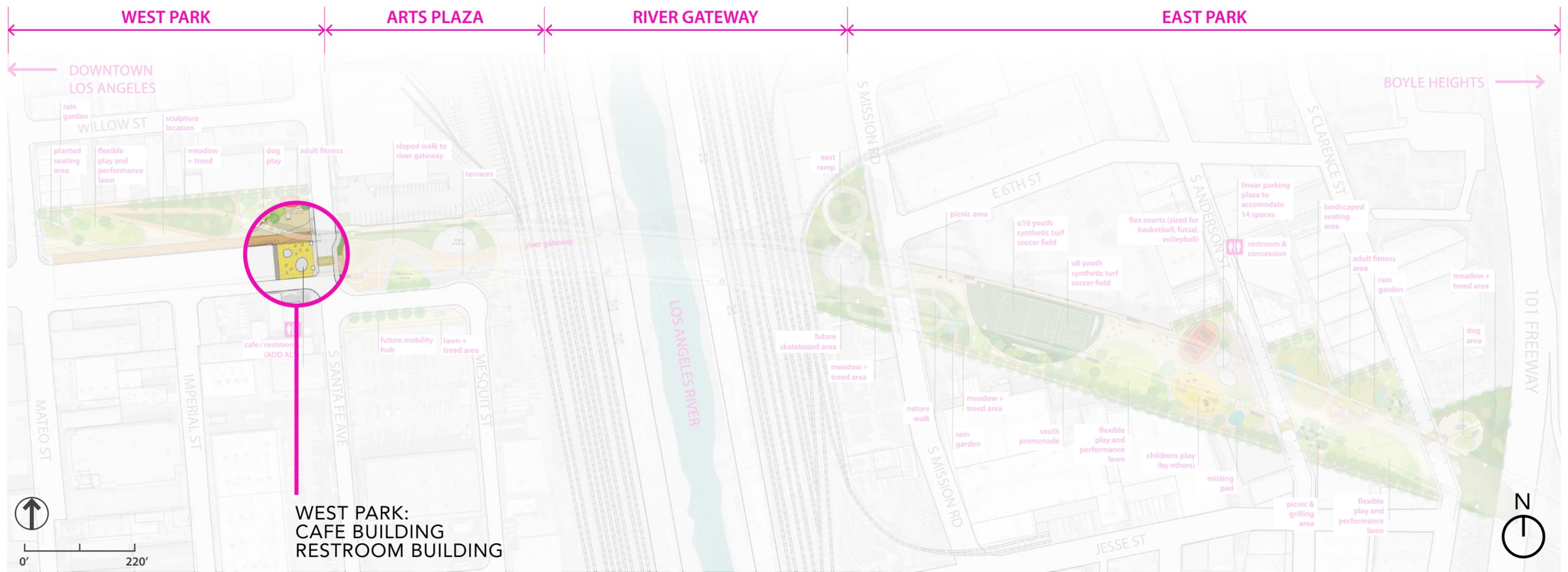
Quercus buckleyi (Texas Red Oak)

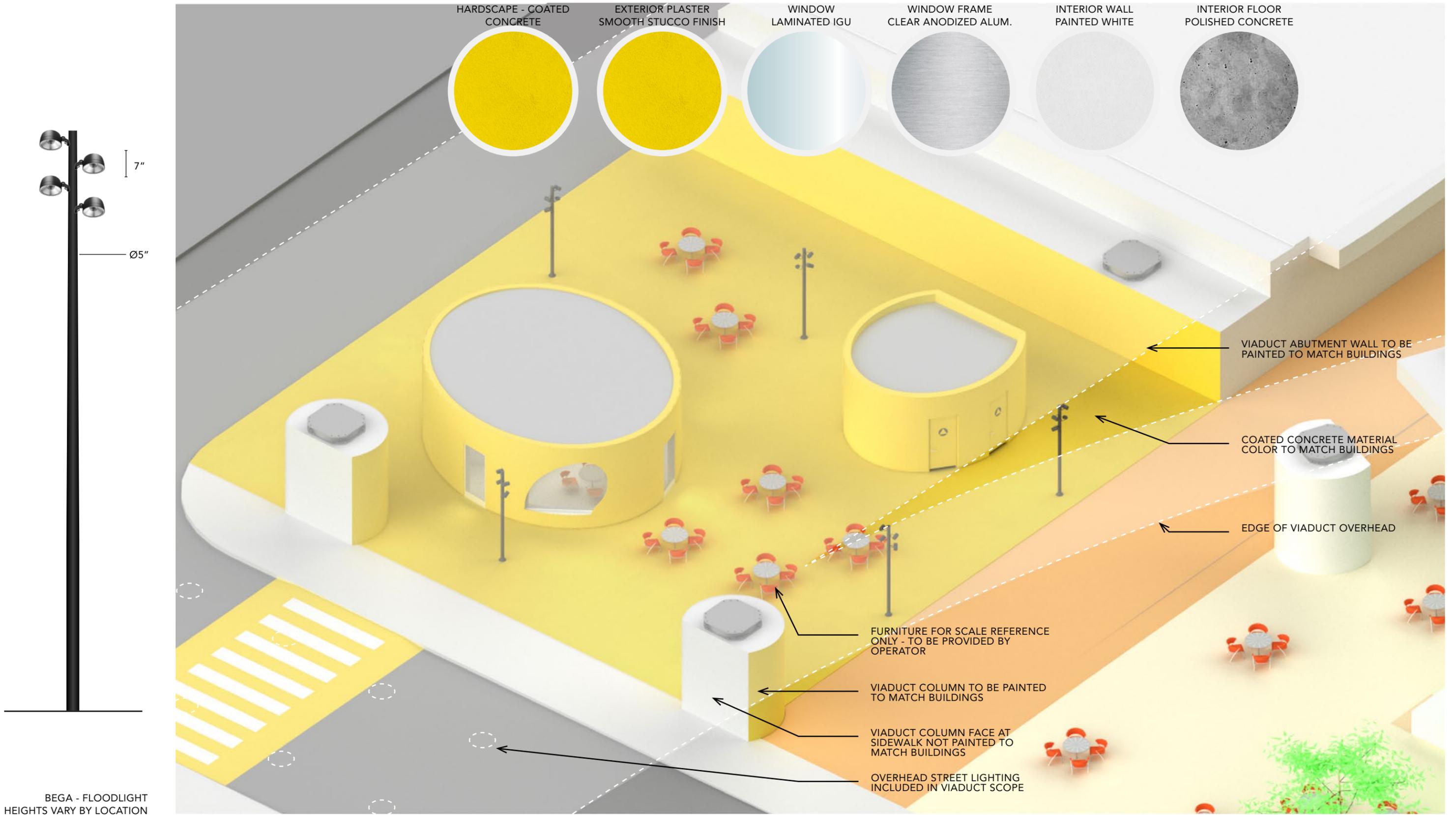
CRITERIA

- Medium stature
- Sculptural branching structure
- Mix of deciduous and Evergreen
- Interesting texture or color

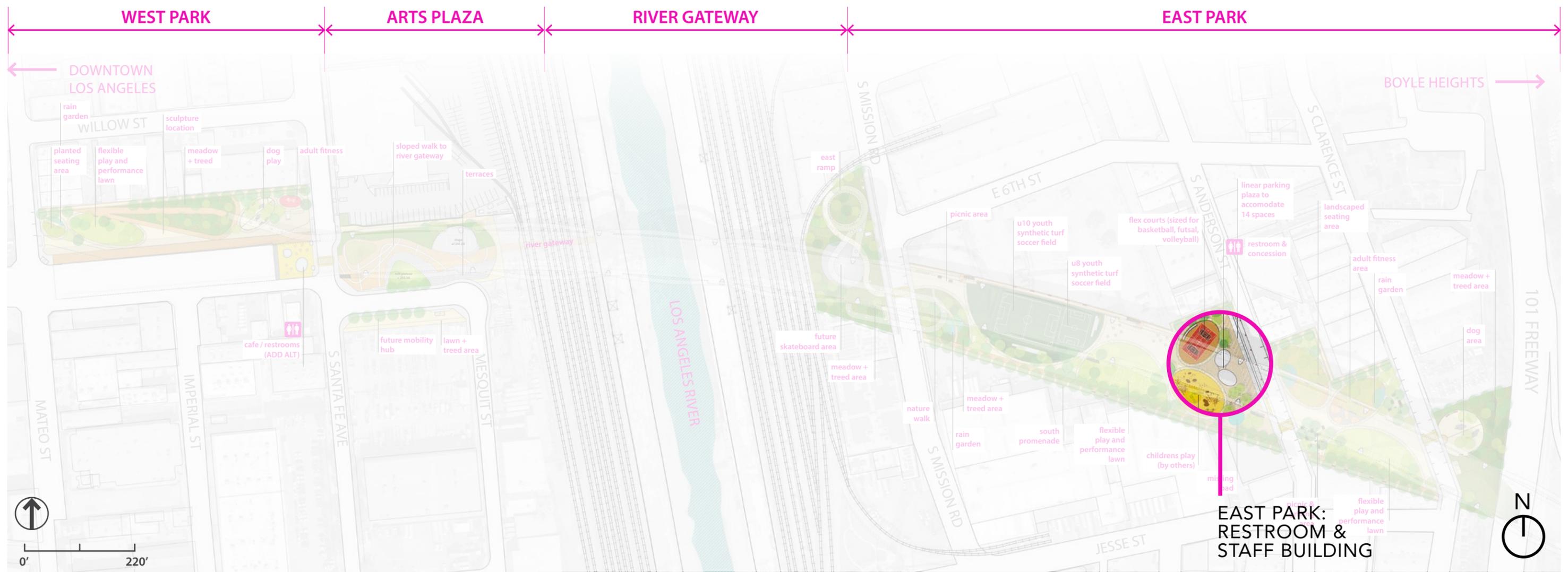
PARC BUILDINGS













KIM LIGHTING - ORO FIXTURE
HEIGHTS VARY BY LOCATION





 RESTROOM	252 SF
 STORAGE A	225 SF
 STORAGE B	346 SF
 OFFICE	635 SF
 CONCESSION	325 SF

ACCESSIBLE STALLS	4
STANDARD STALLS	4
SINKS	4
FOUNTAINS	2

- 1 LAWNMOWER
- 2 EAST PARK ELECTRICAL DISTRIBUTION (8'x5')
- 3 DESK SEATING FOR 6 (RAP STAFF & MAINTENANCE)

PROJECT FUNDING

FUNDING SOURCE & AMOUNT

MICLA	\$26.3M
Prop. 68	\$8.5M
Prop. K	\$2.0M
Len Hill	\$1.4M
Metropolis	\$1.0M
TFAR	\$1.0M
EBP	\$3.5M
Pickleworks	\$3.9M
Total:	\$47.6M

SCHEDULE

- 100% Construction Documents - June 2022
- Bid Advertisement – July 2022
- Award of Construction Contract – November 2022
- Construction – January 2023 thru December 2024

CITY OF LOS ANGELES
DEPARTMENT OF RECREATION AND PARKS
FACILITY REPAIR AND MAINTENANCE COMMISSION TASK FORCE BRIEFING
(May 5, 2022)

- **Project Name:** Installation of Donor Recognition Signage

- **Requested Action:**
Approve the proposed Donor recognition signage attached to this Summary, as provided by the Los Angeles Parks Foundation (LAPF), conveying the City's appreciation for the generous \$10,000,000 donation provided by the Los Angeles Clippers for the refurbishment of over 300 indoor and outdoor basketball courts from 2018 to 2022, under Contract No. 3624.

- **Project Location:**
Rancho Cienega Park, within the interior of the Barack and Michelle Obama Sports Complex (CD-10).

- **Scope of Work:**
Installation of a 24" x 18" bronze plaque on a wall near the basketball court, inside the Sports complex.

- **All Funding Sources and Amounts:**
The fabrication of the plaque and all associated installation costs will be paid by the LAPF.

Attached:

- Donor Recognition Signage Rendering

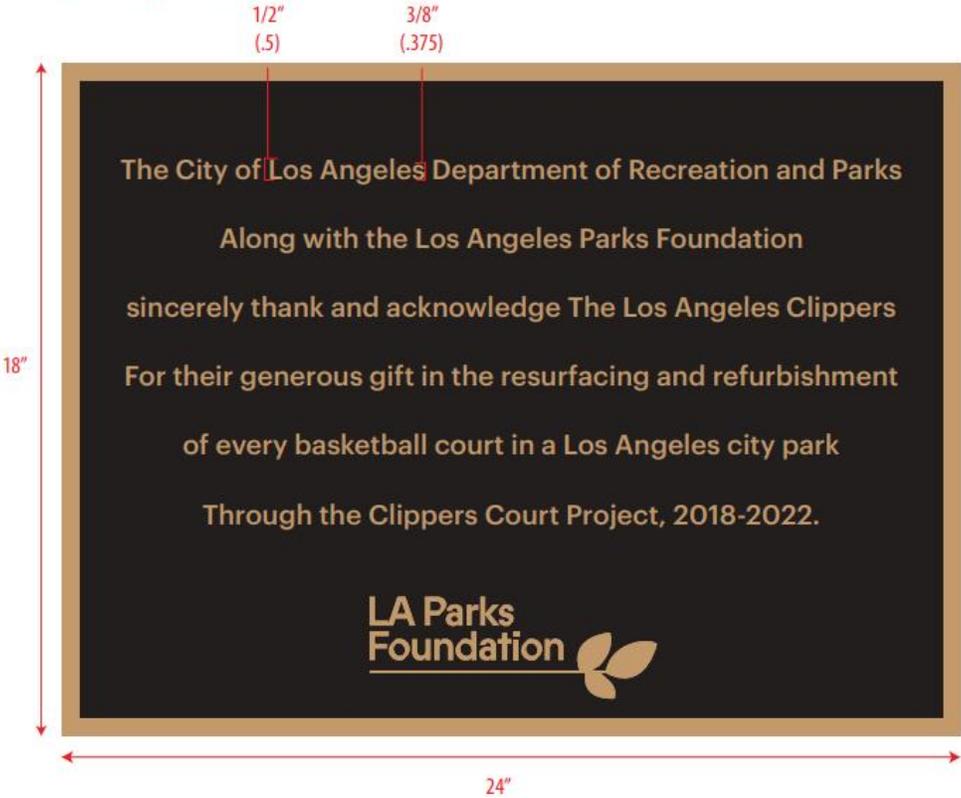
Proposed Donor Recognition Signage
Rancho Park – Barack and Michelle Obama Sports Complex
Appreciation for Clippers Court Projects

LA PARKS FOUNDATION

DESCRIPTION: BRONZE PLAQUE
MATERIAL: 5/16" THICK SOLID BRONZE PLAQUE, DARK BROWN LEATHERETTE RECESSED BACKGROUND
SIZE: 24" W x 18" H
COLOR: BRONZE CONTENT/ BORDER / 3130 DURANODIC BRONZE BACKGROUND
QUANTITY: 1
NOTE: LEATHERETTE BACKGROUND, BLIND STUD MOUNTING, RAISED CONTENT/BORDER
*** FONT USED: Graphik Medium**



COLORS & SCALE SHOWN ARE APPROXIMATE.
ACTUAL COLOR & SCALE WILL VARY.



#	Applicant	Agent/Representative	Project Case Number	Council District	Community	Project Address	Project Site Size (Acres)	Calculation Assuming Exempt Units Qualify				Calculation Assuming Total Units			Project Description	Number of Proposed Parcels	Nearby Parks (within 1/2 mile)	Early Consultation Meeting					RAP Board Action(s)			Advisory Agency Action (s)			New Residents That Would Be Served by a Park at Project Location (at Improved Std)	On-Hold per DCP (Y/N)	Notes/Comments				
								Non-Exempt Residential Units	Exempt Units (Affordable Housing, Existing Units, etc)	Land Dedication based on Projected Non-Exempt Units (Acres)	Max Potential Park Fee based on Projected Non-Exempt Units (Calculated with the fee rate effective January 11, 2018)	Total Residential Units	Land Dedication (Acres)	Max Potential Park Fee (Calculated with the fee rate effective January 11, 2018)				Date EC Application Received by RAP	Did Applicant file case w/ DCP prior to EC Meeting? (Y/N)	Pre-Early Consultation Meeting Date	Date RAP Applicant to Set Meeting	EC Meeting Date (scheduled/ held)	Date Verification Letter Sent to Project Applicant	Board Meeting (scheduled/ held)	Approved Board Recommendation	Board Report Number	Advisory Agency Meeting Date	Advisory Agency Recommendation				Date Fees Paid/Land Dedicated			
1	Rancho Cold Storage, Inc./Frank Gallo	Latham & Watkins LLP	VTT-74765	14	Downtown Arts District	670 Mesquit Street, Los Angeles	5.10	258	50	1.87	\$3,252,606.00	308	2.23	\$3,882,956.00	The Project includes the construction of approximately 1.8 million square feet of mixed-use floor area potentially consisting of office, multi-family residential units, hotel, and commercial space.	6th Street Bridge Park (future)	1/20/2017	No	N/A	1/20/2017	1/23/2017	1/23/2017	4/5/2017	Fees	17-086	4/17/2017	Fees				604	Y			
2	LR 1600 Figueroa, LLC	PSOMAS	VTT-74752	14	Downtown South Park	520 W. Venice Boulevard, 1603-1617 S. Flower Street, 1600-1610 S. Figueroa Street	1.14	304	32	2.20	\$3,832,528.00	336	2.43	\$4,235,952.00	A 52-story mixed use development with a hotel, condominiums and retail space	Venice Hope Park (non-RAP)	1/25/2017	No	N/A	1/26/2017	1/31/2017	1/31/2017		Terminated by Planning on July 1, 2019.								2,615			
3	Weingart Center Association, Inc	Craig Lawson & Co., LLC	VTT-74864	14	Downtown Skid Row	600-628 S. San Pedro Street, 611-615 S. Crocker Street, 518- 522 E. 6th Street	1.05	5	298	0.04	\$64,035.00	303	2.19	\$3,819,921.00	A 19-story mixed-use building with residential units, commercial space and a 4-story parking structure	San Julian Park 6th & Gladys Park	1/26/2017	No	N/A	2/2/2017	2/9/2017	2/9/2017	8/7/2019	Fees	19-164	11/6/2019	Fees				560	N			
4	Weingart Center Association, Inc	Craig Lawson & Co., LLC	VTT-74852	14	Downtown Skid Row	554-562 S. San Pedro Street, 555-561 S. Crocker Street	0.63	6	401	0.04	\$75,642.00	407	2.94	\$5,131,049.00	This project consists of 2 mixed-use buildings with residential units and commercial floor space	San Julian Park 6th & Gladys Park	1/26/2017	No	N/A	2/2/2017	2/9/2017	2/9/2017	8/9/2017	Fees	17-171	11/6/2019	Fees				182	N			
5	Kenji Yamamoto/Resource California, LLC	Craig Lawson & Co., LLC	VTT-74876	14	Downtown Financial District	754 South Hope Street, 609,625 West 8th Street	0.83	409	0	2.96	\$5,156,263.00	409	2.96	\$5,156,263.00	A 40-story mixed-use development with residential units and commercial space	Pershing Square, Grand Hope Park	1/31/2017	No	N/A	2/2/2017	2/8/2017	2/8/2017	12/13/2017	Fees	17-250							1	Y		
6	Ben Soroudi/Shoeham Capital LP	Craig Lawson & Co., LLC	VTT-74867	14	Downtown Arts District	940-944 E. 4th Street, 416 S. Hewitt Street	0.53	82	11	0.59	\$1,033,774.00	93	0.67	\$1,172,451.00	A 7-story mixed-use project with residential units and commercial space	Arts District Park	1/27/2017	No	N/A	2/3/2017	2/8/2017	2/8/2017	4/4/2018	Fees. Terminated by Planning on June 25, 2019.	18-061							1,650			
7	Edward Hotel, LP c/o Skid Row Housing Trust	Craig Lawson & Co., LLC	VTT-74857	14	Downtown Skid Row	713- 717 1/2 E. 5th Street, Los Angeles	0.13	1	50						A 8-story building with residential units and residential support services and on-site parking	San Julian Park 6th & Gladys Park	1/30/2017	No	N/A	2/3/2017	2/16/2017	2/16/2017	N/A	This project will no longer be filing a Tract Map with City Planning. Per LAMC 12.33. Projects that do not have Tract Maps cannot be required to a land dedication and, therefore, do not require a report or recommendation from RAP.	N/A	N/A	N/A	N/A	N/A		297				
8	St. Mark's 5th Street Partners c/o Skid Row Housing Trust	Craig Lawson & Co., LLC	VTT-74856	14	Downtown Skid Row	609 E. 5th Street, Los Angeles	0.25	1	150	0.01	\$12,607.00	151	1.09	\$1,903,657.00	A 14-story building with residential units and residential support services and on-site parking	San Julian Park 6th & Gladys Park	1/31/2017	No	N/A	2/3/2017	2/16/2017	2/16/2017	N/A	This project will no longer be filing a Tract Map with City Planning. Per LAMC 12.33. Projects that do not have Tract Maps cannot be required to a land dedication and, therefore, do not require a report or recommendation from RAP.	N/A	N/A	N/A	N/A	N/A		286				
9	TriStar Realty Group	Ambruster Goldsmith & Delvac LLP	VTT-74892	5	Encino	4929 N. Genesta Avenue, 5018 N. Alamey Avenue, and 17017-17031 W. Ventura Boulevard, Encino	2.76	100	20	0.72	\$1,260,700.00	120	0.87	\$1,512,840.00	The Project description changed when the map was filed with DCP. The new description is: The Project is a mixed-use development consisting of 97 Guest Rooms of Assisted Living and Alzheimer's/Dementia Care. This project does not require a recommendation from RAP as there are no new Dwelling Units being constructed.	Encino Park	2/7/2017	No	N/A	2/21/2017	3/7/2017	3/22/2017		This project does not require a recommendation from RAP as there are no new Dwelling Units being constructed.							209				
10	Ackerman Family Limited Partnership	QES INC	VTT-74855	7	Mission Hills	15418 Bermuda Street and 10824-10841 Sepulveda Boulevard	0.07	45	7	0.33	\$567,315.00	52	0.38	\$655,564.00	The Project is a 52 unit, including 7 affordable units, 5-story apartment building with 4 levels of residential space and 1 grade level parking garage.	Andres Pico Adobe, Brand Park	3/29/2017	No	N/A	3/29/2017	4/13/2017	4/13/2017	5/17/2017	Land. This project will no longer be filing a Tract Map with City Planning. Per LAMC 12.33. Projects that do not have Tract Maps cannot be required to a land dedication and, therefore, do not require a report or recommendation from RAP.	17-125	3/26/2019	Land	N/A			674				
11	Regalian, LLC	Ambruster Goldsmith & Delvac LLP	VTT-74792	14	Downtown South Park	911-927 South Figueroa Street, 818-822 James M. Wood Boulevard	1.96	200	0	1.45	\$2,521,400.00	200	1.45	\$2,521,400.00	A 66-story mixed-use building with a hotel, commercial space, and parking lot.	Grand Hope Park	3/29/2017	Yes	N/A	3/31/2017	4/20/2017	4/20/2017	8/9/2017	Land	17-170						324	Y			
12	Montecito Housing Apartments, LP	three6ty	AA-2017-1505-PMLA	13	Hollywood	6650-6668 W. Franklin Avenue, 1850 N. Cherokee Avenue	0.78	118	68	0.85	\$1,487,626.00	186	1.34	\$2,344,902.00	Construction of affordable senior units and parking lot	Las Palmas Senior Center, Yucca Park, Dorothy & Benjamin Smith Park, Selma Park, Highland Camrose Park (non-RAP)	4/13/2017	Yes	N/A	4/14/2017	5/3/2017	5/3/2017	2/7/2018	Fees	18-021	5/16/2018	Fees				0	Y			
13	5000 Beethoven, LLC	AHN & Associates	VTT-74669	11	Del Rey	5000 Beethoven Street	2.87	201	35			236			A 236-unit multi-residential community	Discovery Park (non-RAP), Fountain Park at Playa Vista (non-RAP)	4/21/2017	Yes	N/A	4/24/2017	5/11/2017	5/11/2017	N/A	This project will no longer be filing a Tract Map with City Planning. Per LAMC 12.33. Projects that do not have Tract Maps cannot be required to a land dedication and, therefore, do not require a report or recommendation from RAP.	N/A	N/A	N/A	N/A	N/A						
14	Ketter Design/Fred & Jamison, LLC	Heather Lee Consulting	VTT-75032	10	Koreatown	500 South Oxford Street	0.81	89	0	0.64	\$1,122,023.00	89	0.64	\$1,122,023.00	An 89-unit condominium building with 2 levels of subterranean parking.	None	5/9/2017	No	N/A	5/12/2017	5/18/2017	5/18/2017	8/9/2017	Land	17-172	10/4/2017	Fees				21,243	N			
15	Maguire Properties - 1755 S. Figueroa LLC	Craig Lawson & Co., LLC	VTT-75003	14	Financial District/Downtown	945 W. 8th Street	1.28	781	0	5.65	\$9,846,067.00	781	5.65	\$9,846,067.00	Construction of a new 64-story mixed use project with 781 residential condominium units and 5,500 sq ft of restaurant/retail	Pershing Square, Grand Hope Park	5/25/2017	No	N/A	6/8/2017	6/20/2017	6/20/2017	3/7/2018	Fees	18-043	6/19/2018	Fees				917	N			
16	Relevant Group, LLC	Liner LLP	N/A	14	Downtown	1220-1248 S. Hope Street	1.29	256	0	1.85	\$3,227,392.00	256	1.85	\$3,227,392.00	Adaptive reuse of existing 4-story hotel, 13-story addition to existing hotel and 29-story residential tower with 4 level subterranean parking structure	Grand Hope Park	6/7/2017	No	N/A	6/8/2017	6/20/2017	6/20/2017	N/A	This Project has been revised and refilled. See Morrison Hotel Project	N/A	N/A	N/A	N/A	N/A		2,232				
17	TDA Consultants, Inc.	TDA Consultants, Inc.	DIR-2018-6322-TOC-SPR	5	Palms	10375 Washington Boulevard	0.83	97	11	0.70	\$1,222,879.00	208	0.78	\$1,361,556.00	Construction of a new 7-story, 108-unit mixed-use building with ground floor commercial space and 2 levels of subterranean parking garage	Mar Vista Recreation Center, Veterans Memorial Park (non-RAP), Dr. Paul Carlson Memorial Park (non-RAP)	6/9/2017	No	N/A	6/22/2017	6/27/2017	6/27/2017	N/A	Project has been revised and refilled as DIR-2018-6322-TOC-SPR	N/A	N/A	N/A	N/A	N/A				3,623		
18	YL Prospect Inc.	YL Prospect Inc.	VTT-77105	7	Mission Hills	11211 N. Sepulveda Boulevard	3.50	65		0.47	\$712,557.30	65	0.47	\$527,962.50	Construction of 65 homes.	Brand Park, Andres Pico Adobe	6/20/2017	No	N/A	6/22/2017	6/29/2017	6/29/2017	9/6/2017	Land	17-191	11/8/2017	Fees				242				
19	Encino Investors, Inc.	Rosenheim & Associates	VTT-77140	5	Encino	16161-16202 Ventura Boulevard	0.55	92	11	0.67	\$1,159,844.00	103	0.74	\$1,298,521.00	Demolition of 23,261 sq ft commercial retail/professional building and the construction, use, and maintenance of a mixed-use/residential building	Encino Park, Sepulveda Basin/Woodley Park	7/5/2017	No	N/A	7/21/2017	7/26/2017	7/26/2017	11/1/2017	This project will no longer be filing a Tract Map with City Planning. Per LAMC 12.33. Projects that do not have Tract Maps cannot be required to a land dedication and, therefore, do not require a report or recommendation from RAP.	17-234							715			
20	LLJ Adler WCCI, LLC & LLJ Adler WCCI, LLC, c/o Adler Realty Investments, Inc.	Rosenheim & Associates	VTT-74891	3	Woodland Hills	20920-21051 Warner Center Land & 20931-20971 Burbank Boulevard	23.92	1029	0	7.44	\$12,972,603.00	1029	7.44	\$12,972,603.00	Phased demolition of existing buildings for the construction of a multi-phase, master-planned mixed-use development containing residential, office, hotel, restaurant, and retail uses.	Warner Park	7/8/2017	Yes	N/A	8/15/2017	8/1/2017	8/1/2017	9/6/2017	Land	17-192	2/11/2020	Fees				422	N			
21	TF Shatto, Inc	Irvine & Associates, Inc.	VTT-82171	13	Koreatown	522-550 South Shatto Place, 3119 West 6th Street	1.17	225	33	1.63	\$2,836,575.00	258	1.87	\$3,252,606.00	Retain the existing 1-story commercial building at the corner of 6th & Shatto and redevelop the northern portion of the site into new mixed-use high rise building. (9/24/2020: This map is no longer being moved forward. VTT-83213 will be replacing the project at this address.)	Shatto Recreation Center, Lafayette Recreation Center	9/21/2017	No	N/A	9/21/2017	9/25/2017	9/25/2017	8/8/2017	Land or Combination of Land and Fees	18-180	6/26/2019	Fees				0				

#	Applicant	Agent/Representative	Project Case Number	Council District	Community	Project Address	Project Site Size (Acres)	Calculation Assuming Exempt Units Qualify				Calculation Assuming Total Units			Project Description	Number of Proposed Parcels	Nearby Parks (within 1/2 mile)	Early Consultation Meeting					RAP Board Action(s)		Advisory Agency Action (s)		New Residents That Would Be Served by a Park at Project Location (at Improved Std)	On-Hold per DCP (Y/N)	Notes/Comments					
								Non-Exempt Residential Units	Exempt Units (Affordable Housing, Existing Units, etc)	Land Dedication based on Projected Non-Exempt Units (Acres)	Max Potential Park Fee based on Projected Non-Exempt Units (Calculated with the fee rate effective January 11, 2018)	Total Residential Units	Land Dedication (Acres)	Max Potential Park Fee (Calculated with the fee rate effective January 11, 2018)				Date EC Application Received by RAP	Did Applicant file case w/ DCP prior to EC Meeting? (Y/N)	Pre-Early Consultation Meeting Date	Date RAP Applied to Set Meeting	EC Meeting Date (scheduled/ held)	Date Verification Letter Sent to Project Applicant	Board Meeting (scheduled/ held)	Approved Board Recommendation	Board Report Number				Advisory Agency Meeting Date	Advisory Agency Recommendation	Date Fees Paid/Land Dedicated		
22	TF Broadway	Irvine & Associates, Inc.	VTT-82227	1	Chinatown	942 North Broadway Boulevard	0.29	160	7	1.16	\$2,017,120.00	167	1.21	\$2,105,369.00	Redevelopment of a 29,355 sf 1-story multi-tenant commercial building, consisting of 10 parcels in the C2-2 and a small portion of [C]C2-2 to a mixed-use residential commercial project	Los Angeles State Historic Park	9/21/2017	No	N/A	9/21/2017	9/25/2017	9/25/2017	9/5/2018	Original Land or Combination of Land and Fees Revised: Fees & Voluntary Easement	18-194, 19-071	1/16/2019	Fees			0	N			
23	Forest City Southpark Two, LLC	DLA Piper	VTT-78252	14	Downtown	949 South Hope Street	3.66	236				236			Urban infill mixed-use development that includes a 27-story residential tower with ground floor retail.	Grand Hope Park	10/16/2017	Yes	N/A	11/14/2017	11/21/2017	11/21/2017	N/A	This project will no longer be filing a Tract Map with City Planning. Per LAMC 12.33. Projects that do not have Tract Maps cannot be required to a land dedication and, therefore, do not require a report or recommendation from RAP.	N/A	N/A	N/A	N/A	N/A					
24	CGI Strategies	Jerome Buckmelter Associates, Inc.	VTT-78212	10	Koreatown	826 South Mariposa Avenue	0.70	86	12	0.62	\$1,084,202.00	98	0.71	\$1,235,486.00	7-story residential multifamily building	Seoul International Park, Robert F Kennedy Inspirational Park	11/28/2017	Yes	N/A	12/12/2017	12/19/2017	12/19/2017	2/7/2018	No recommendation approved	18-023	2/20/2018	Fees			0	Y			
25	CGI Strategies	Jerome Buckmelter Associates, Inc.	VTT-78211	10	Koreatown	837-851 1/2 Fedora Street	0.60	66	7	0.49	\$857,276.00	75	0.54	\$945,525.00	7-story residential multifamily building	Seoul International Park, Robert F Kennedy Inspirational Park	11/28/2017	Yes	N/A	12/12/2017	12/19/2017	12/19/2017	2/7/2018	No recommendation approved	18-022	3/28/2018	Fees			0				
26	K-1, LLC	Jeremy Chan		1	Koreatown	2938 West 7th Street	2.01	165	15	1.19	\$2,080,155.00	180	1.30	\$2,269,260.00	Demolition of existing retail space for construction of a new 7-story mixed-use project comprised of 180 condominium units	Lafayette Recreation Center, Shatto Recreation Center, MacArthur Park, Liberty Park, Normandie Recreation Center	12/6/2017	No	N/A	12/12/2017	12/19/2017	12/19/2017										0		
27	1111 Sunset Boulevard, LLC	Brian Falls	VTT-80315	1	Victor Heights (btw Chinatown and Echo Park)	1111 West Sunset Boulevard	6.27	702	76	5.07	\$8,850,114.00	778	5.62	\$9,808,246.00	Construction of a mixed-use project located within two residential towers surrounded by low-rise residential structures	Los Angeles State Historic Park, Everett Park, Marion Park, Grand Park	12/6/2017	No	N/A	12/15/2017	12/20/2017	12/20/2017	5/16/2018	Land or Combination of Land and Fees	18-095	12/15/21	Combo Land and Fees or Fees				324	Y		
28	Chris Jones	KPFF	VTT-77149	10	Koreatown	3800 West 6th Street	1.63	122	0	0.88	\$15,328,054.00	122	0.88	\$15,328,054.00	20 Story High Rise	Shatto Recreation Center, Lafayette Recreation Center	1/8/2018	Yes	2/15/2018	2/23/2018	3/7/2018	3/7/2018	4/4/2018	Land	18-063	12/19/2018	Fees			16,669	N			
29	Joseph Lin	LA Gateway, LLC	VTT-74868	14	Downtown	911-955 South Georgia Street	3.26	1367	0	9.88	\$17,233,769.00	1367	9.88	\$17,233,769.00	3 Towers for a total of up to 1,367 units and 40,000 sf of commercial uses (Option 1). Option 2 would provide up to 879 units, 1,000 hotel rooms, and 40,000 sf of commercial space		1/25/2018	Yes	2/15/2018	2/15/2018	2/28/2018	2/28/2018	4/4/2018	Fees	18-062	12/19/2018	Fees			272	N			
30	Crown South Hill, LLC	Anne Williams, PSOMAS	VTT-82178	14	Downtown/South Park	1101-1111 South Hill Street	0.63	494	0	3.57	\$6,227,858.00	494	3.57	\$6,227,858.00	Mixed-use high rise development consisting of 494 residential units and 5,271 sf of ground floor commercial space. Update: 6/7/2020 - Project size has changed from 494 units to 319 new condo units and 160 guest rooms	Grand Hope Park	1/31/2018	No	2/15/2018	2/15/2018	2/27/2018	2/27/2018	8/6/2020	Fees	20-158					585	Y			
31	threefifty	Dana Sayles	VTT-78270	10	West Adams	3101 West Exposition Boulevard	2.20	68	0	0.49	\$857,276.00	68	0.49	\$857,276.00	Construction of 68 condo units with 147 on-site parking spaces	Leslie Shaw Park, Rancho Cienega	2/9/2018	Yes	2/15/2018	2/16/2018	2/20/2018	2/20/2018	4/4/2018	Fees	18-064	7/26/2018	Fees			5,729	N			
32	Naini Associate	Harvey Goodman	VTT-74933	1	Montecito Heights	3800 North Pasadena Avenue	1.08	86	15	0.62	\$1,084,202.00	101	0.73	\$1,273,307.00	101 residential units in 5 levels over retail	Greayers Oak Mini Park	2/14/2018	No	3/7/2018	3/14/2018	3/21/2018	3/21/2018	11/7/2018	Fees	18-237					0	Y			
33	Lee Consulting Group, LLC	Mee Semcken	TT-82048	1	Downtown	1150 Wilshire	1.44	140	0	1.01	\$1,819,720.00	140	0	\$1,819,720.00	Demolition of two (2) commercial buildings and retention of one commercial building. New Construction of a commercial building with 140 condominium units	Valencia Triangle	2/23/2018	Yes	4/11/2018	4/11/2018	4/19/2018	4/19/2018	7/11/2018	Land or Combination of Land and Fees	18-147	11/14/2018	Land or Combination of Land and Fees				917	N		
34	DTLA South Park Properties Propco I & II	Kevin Lindquist	VTT-82109	14	South Park	1100-1130 South Olive Street	1.90	536	0	3.87	\$6,757,352.00	536	3.87	\$6,757,352.00	mixed-use development with a 51-story high rise building with 536 units (site 2) and a 60-story high rise building with 713 units (site 3) and 21,780 square feet of commercial uses	Pershing Square	3/20/2018	No	4/11/2018	4/11/2018	4/19/2018	4/20/2018	10/15/2020	Fees	20-204					1,932	Y			
35	DTLA South Park Properties Propco I & II	Kevin Lindquist	VTT-82141	14	South Park	1100-1130 South Olive Street	1.90	713	0	5.15	\$8,988,791.00	713	5.15	\$8,988,791.00	mixed-use development with a 51-story high rise building with 536 units (site 2) and a 60-story high rise building with 713 units (site 3) and 21,780 square feet of commercial uses	Pershing Square	3/20/2018	No	4/11/2018	4/11/2018	4/19/2018	4/20/2018							1,932	Y				
36	Belmont Village Senior Living	Mark Armbruster/ Todd Neilson	VTT-82107	5	Westwood	10822 Wilshire Boulevard	1.60	54	0	0.39	\$680,778.00	54	0.39	\$680,778.00	Construction of new eldercare facility with 54 independent living units, 76 assisted living guest rooms, and 96 Alzheimer's/memory care guest rooms, and replacement of existing church's preschool space with new 2-story preschool admin office building	Westwood Recreation Center, Holmby Park	4/11/2018	No	5/23/2018	5/23/2018	5/24/2018	5/25/2018	4/2/2020	Fees	20-053	6/9/2021	Fees			2,049				
37	Berendo Apartments	Sean Mo		10	Koreatown	950 South Berendo Street	0.41	68	7	0.49	\$857,276.00	75	0.54	\$945,525.00	New proposed 4-story apartment (Type V-A) over 2 levels of parking (Type 1-A two level podium), fully sprinkled. Total 75 dwelling units, of which 8 units (10% of total units) are affordable.	None	4/12/2018	No	5/10/2018	5/8/2018	5/15/2018	5/15/2018							866					
38	TF, LLC	Jim Ries	AA-2018-2768; DIR-2018-2770	5	La Brea	6300 West 3rd Street	7.66	331	0	2.39	\$4,172,917.00	331	2.39	\$4,172,917.00	Demolition of a portion of an existing retail strip mall to accommodate a new mixed use building with multi-family residential and ground-floor retail uses. Per email 12/16/2018, unit count was changed from 381 to 331	Carthay Circle Park, Pan Pacific Park	4/16/2018	Yes	5/10/2018	5/10/2018	5/22/2018	5/23/2018										Y		
39	1237 7th Street Associates, LLC	Paul Garry		1	Downtown	1330 West Pico Boulevard, 1308-1346 South Albany Street	2.60	497	62	3.59	\$6,265,679.00	559	4.04	\$7,047,313.00	A mixed use development with 559 residential units, 1,000 hotel rooms, 300,000 square feet of office and 8,000 sf of commercial uses. The project will include a podium with two towers approximately 48-50 stories in height.	Toberman Recreation Center	4/20/2018	No	5/10/2018	5/9/2018	5/24/2018	5/29/2018										594		
40	New World/Age 1	Rose Fistrovic	VTT-82170	14	Downtown	333 Figueroa Street	3.84	257	0	1.86	\$3,239,999.00	257	1.86	\$3,239,999.00	The conversion of 273,801 square feet of existing hotel space into 176 new rental apartments and the addition of a 657,410 square foot hotel tower that will provide 640 new hotel guestrooms and 81 condotel units	Grand Park	4/19/2018	No	5/10/2018	5/9/2018	5/15/2018	5/15/2018										4,038	Y	
41	Venice Hope Group, LLC	Alex Irvine	VTT-82213	14	South Park	1601-1618 South Flower Street, 1601-1623 South Hope Street, and 440-426 West Venice Boulevard	5.03	250	0	1.81	\$3,151,750.00	250	1.81	\$3,151,750.00	Two 23-story mixed-use towers consisting of approximately 20,700 sf of retail, 198,400 sf of hotel and 22,780 sf of residential units. The project will be bisected by a proposed residential Paseo.	Venice Hope Park (non-RAP)	4/24/2018	No	5/10/2018	5/10/2018	5/23/2018	5/23/2018	6/5/2019	Fees	19-120						2,863	Y		
42	Our Lady of Lebanon - St. Peter Maronite Catholic Church - LA Real Estate Trust	Katherine Casey	VTT-82229	5	Mid City	331-333 South San Vicente Boulevard, 8531-8555 West Burton Way	0.71	136	17	0.98	\$1,714,552.00	153	1.11	\$1,928,871.00	Demolition of existing buildings with the exception of the main one-story cathedral building, which would be integrated within a new mixed-use development. The project contains approximately 31,000 sf of church and ancillary uses, approximately 132,000 sf of residential floor areas and subterranean parking. Project includes 153 dwelling units in a 17-story tower.	Poinsettia Recreation Center	5/4/2018	No	6/5/2018	6/5/2018	2/19/2019	2/19/2019	6/19/2019	Land or Combination of Land and Fees	19-134						5,210	Y		
43	MOB Hotels & Compagnie, LLC c/o Compagnie de Phalsbourg	Kira Teshima	VTT-82191	1	Chinatown	641-675 1/2 North Spring Street	2.30	289	0	2.09	\$3,643,423.00	289	2.09	\$3,643,423.00	Demolition of (e) improvements and construction, use, and maintenance of mixed-use development comprising of 26 stories and an amenity roof deck for a maximum height of 282 feet, 4 inches to the top of the elevator overrun with 294 dwelling units, 149 guest rooms, 10,664 SF of shared amenities, and 15,878 sq ft of commercial floor area	Grand Park	5/2/2018	Yes	6/5/2018	6/7/2018	6/14/2018	6/15/2018	7/11/2018	Land or Combination of Land and Fees	18-145						15	Y		
44	Morrison Hotel, LLC and Morrison Residential	Alfred Fraijo Jr.	VTT-82183	14	South Park/Downtown	1220 South Hope Street, 1720-1770 North Vine Street, 1746-1760 North Ivar Avenue, 1733 and 1741 Argyle Avenue and 6236, 6270, and 6334 West Yucca Street	1.29	100	0	0.72	\$1,260,700.00	100	0.72	\$1,260,700.00	Adaptive reuse and expansion of an existing SRO hotel into a 473 guest room hotel with 19,441 square feet of restaurant and retail space, 8,075 square feet of meeting space	Grand Hope Park	5/2/2018	No	6/5/2018	6/7/2018	6/13/2018	6/13/2018									2,232	Y		
45	MCAF Vine LLC	Edgar Khalatian	VTT-82152	13	Hollywood	1201, 1205, 1215 South Grand Avenue, 410 West 12th Street	0.58	312	0	2.26	\$3,933,384.00	312	2.26	\$3,933,384.00	Construct a mixed-use project consistent with measure JJJ to convert parking lots with 872 market-rate dwelling units and 133 senior affordable housing units	Yucca Community Center, Griffith Park	5/4/2018	Yes	6/5/2018	6/15/2018	6/19/2018	6/26/2018	8/8/2018	Land or Combination of Land and Fees	18-181	8/26/2020				1,120	N			
46	Eco Tower, LLC	Francis Park/Park & Velayos LLP	VTT-82158	14	South Park	1201, 1205, 1215 South Grand Avenue, 410 West 12th Street	0.58	312	0	2.26	\$3,933,384.00	312	2.26	\$3,933,384.00	A 40-story building with 312 residential condominiums, approximately 7,100 sf retail uses and related parking	Grand Hope Park	5/22/2018	No	6/5/2018	6/7/2018	6/13/2018	6/13/2018									2,240	Y		
47	Ecto Homes, Inc./Carl Steinberg	Rose Fistrovic	VTT-82168	14	Little Tokyo	118-124 S. Astronaut Ellison S. Onizuka Street	0.40	77	0	0.56	\$970,739.00	77	0.56	\$970,739.00	Construction of 8-story, 77 residential condominiums, 4 commercial condominiums and 3 levels of subterranean parking with 80 spaces.	City Hall Park, Spring Street Park, El Pueblo	5/10/2018	No	6/5/2018	6/6/2018	6/13/2018	6/13/2018	7/11/2018	Fees	18-146	10/17/2018	Fees			2/28/2019	847			

#	Applicant	Agent/Representative	Project Case Number	Council District	Community	Project Address	Project Site Size (Acres)	Calculation Assuming Exempt Units Qualify				Calculation Assuming Total Units			Project Description	Number of Proposed Parcels	Nearby Parks (within 1/2 mile)	Early Consultation Meeting					RAP Board Action(s)		Advisory Agency Action (s)		New Residents That Would Be Served by a Park at Project Location (at Improved Std)	On-Hold per DCP (Y/N)	Notes/Comments			
								Non-Exempt Residential Units	Exempt Units (Affordable Housing, Existing Units, etc)	Land Dedication based on Projected Non-Exempt Units (Acres)	Max Potential Park Fee based on Projected Non-Exempt Units (Calculated with the fee rate effective January 11, 2018)	Total Residential Units	Land Dedication (Acres)	Max Potential Park Fee (Calculated with the fee rate effective January 11, 2018)				Date EC Application Received by RAP	Did Applicant file case w/ DCP prior to EC Meeting? (Y/N)	Pre-Early Consultation Meeting Date	Date RAP Applied to Set Meeting	EC Meeting Date (scheduled/ held)	Date Verification Letter Sent to Project Applicant	Board Meeting (scheduled/ held)	Approved Board Recommendation	Board Report Number				Advisory Agency Meeting Date	Advisory Agency Recommendation	Date Fees Paid/Land Dedicated
70	AMCAL Washington Fund LP	J. Ross	AA-2020-1894-PMLA		9 South LA	200-206, 214-216 East Washington Street, 1910 South Los Angeles Street	1.42	2	103	0.01	\$25,996.00	105	0.76	\$1,364,790.00	Construction of mixed-use affordable apartments with 105 units and commercial space. Includes the demolition of the existing 31-unit apartment and car repair shop	Trinity Park		1/2/2020	No	1/15/2020	1/15/2020	2/19/2020	2/19/2020	5/7/2020	Fees	20-078	7/15/20	Fees	2/18/2021	632		
71	Van Nuys Investment Partners, LLC	Shlomi Asias	TBD		2 Van Nuys	7644-7658 North Van Nuys Boulevard		110	14	0.80	\$1,429,780.00	124	0.90	\$1,611,752.00	Construction of 124-unit, 5-story apartment over 1-story basement parking garage (project is not intended to file a Map with Planning)	None		2/6/2020	No	3/4/2020	3/4/2020									2,449		
72	Crocker Apartments, LP (c/o Eric Nakano)	Eric Lieberman (QES, Inc.)	VTT-82988		14 Skid Row	412-426 Crocker Street, 411-426 Towne Avenue	1.12	2	173	0.01	\$25,996.00	175	1.27	\$2,274,650.00	Mixed-use 100% affordable complex with 175 units (2 manager's units), commercial space, 19 parking stalls, and 125 bicycle stalls	6th and Gladys Park, San Julian Park, Arts District Park		2/21/2020	No	3/4/2020	3/10/2020	3/31/2020	3/31/2020	5/7/2020	Fees	20-077	9/27/2020	Fees		0		
73	NoHo Development Associates, LLC (c/o Greg Ames)	Matt Dzurec (Ambruster Goldsmith & Delvac LLP)	VTT-82868		2 North Hollywood	5430 North Lankershim Boulevard	12.61	1,216	311	8.79	\$15,805,568.00	1,527	11.04	\$19,847,946.00	Mixed-use development with 1,527 units (311 of which are affordable), commercial, restaurant, retail, and office space. Land is owned by Metro. The project plans to include 3 publicly accessible plazas.	North Hollywood Recreation Center, Valley Village Park		4/16/2020	Yes	5/11/2020	5/13/2020	5/28/2020	5/28/2020	6/18/2020	Fees	20-123		Fees		3,525		
74	Chandler Village, LLC (c/o Yaron (Jerry) Levy)	Ella Thompson (Ewin, Cohen, & Jessup, LLP)	AA-2020-0461-PMLA		2 Valley Village	12444 Chandler Boulevard		69	0	0.50	\$896,862.00	69	0.50	\$896,862.00	Lot subdivision (1 ground lot and 3 airspace lots) Construction of 69-unit apartment and 3 commercial airspace lots (UPDATE: MAP TERMINATED 1/6/2021)	None		6/25/2020	No	7/20/2020	7/20/2020	7/30/2020	8/5/20	8/20/20	Fees	20-167		Fees		6,629		
75	Weintraub Real Estate Group (c/o Jake Jesson)	Alicia Bartley (Gaines & Stacey LLP)	AA-2019-7098-PMLA		6 Reseda	7650 North Balboa Boulevard	6.47	75	75	0.54	\$1,020,675.00	150	1.08	\$2,041,350.00	Partial closure of existing mobile home park and the construction, use, and maintenance of a multiresidential apartment building with 150 affordable units, 75 of which are affordable housing.	None		8/3/2020	Yes	email sent 8/4/2020	8/10/20	8/14/2020	8/14/2020	9/3/20	Fees	20-174		Fees		2,346		
76	Core OZ Figueroa LLC	Andrew Brady (DLA Piper LLP)	VTT-83024		9 South LA	2714-2724 South Figueroa Street; 2727 Flower Street; 511-525 West 28th Street	1.02	133	24	0.96	\$1,809,997.00	157	1.13	\$2,136,613.00	Mixed-use project that consists of the demolition of two existing restaurant buildings and one existing office building to construct a 157-unit apartment building (33 affordable units) with commercial space and one level of subterranean parking	Orthopedic Hospital UAP, Hoover Pedestrian Mall, Saint James Park		9/15/2020	Yes	Email sent 9/15/2020	9/21/2020	9/23/2020	9/24/2020	10/15/2020	Fees	20-205	1/5/2021	Fees		90		
77	TF Shatto, Inc	Timothy Moran (Irvine & Associates, Inc.)	VTT-83213		10 Koreatown	514-550 South Shatto Place; 3119 West 6th Street	1.17	325	42	2.35	\$4,422,925.00	367	2.65	\$4,994,503.00	Remove 4 existing structures and surface parking lot to construct mixed-use high-rise that will consist of 367 units and commercial/restaurant space. Existing church building and basketball court will be repurposed for restaurant uses (formerly VTT-82171)	Shatto Recreation Center, Lafayette Recreation Center		9/23/2020	Yes	Email sent 10/1/2020	10/5/2020	10/9/2020	10/13/2020	1/21/2021	Fees	21-012	2/17/21	Fees				
78	DHS Investment Company, LLC	Craig Lawson & Co., LLC (c/o) Aimee Luan	VTT-83227		1 Westlake South	905-923 South Beacon Street; 1720 James M. Wood Boulevard	0.77	130	15	0.94	\$1,769,170.00	145	1.05	\$1,973,305.00	The construction of a new 7-story mixed use development with 145 apartment units (15 affordable units) and 2,000 sq ft of ground floor commercial space.	Hope and Peace Park, MacArthur Park		1/21/2020	No	Email sent 10/22/2020	10/26/2020	10/29/2020	10/29/2020	3/18/2021	Fees	21-044		Fees		221		
79	ONNI Violet Development LP	Ambruster Goldsmith & Delvac LLP (c/o Matt Dzurec)	VTT-74890		14 Central City	2117-2147 East Violet Street; 2118-2142 East 7th Place	2.21	290	57	2.10	\$3,946,610.00	347	2.51	\$4,722,323.00	Construction of 2 buildings with 347 live-work units, along with commercial, office, and restaurant uses. Retention of existing live-work units and 56,000 sq ft of commercial space	none		10/29/20	Yes	Email sent 11/2/2020	11/4/2020	11/9/2020	11/9/2020	12/17	Fees	20-243	12/23/2020	Fees		481		
80	BRIDGE Housing	BRIDGE Housing (c/o Van Scott)	VTT-82619		15 Southeast LA	9800 South Grape Street	14.06	164	417	1.19	\$2,231,876.00	581	4.20	\$7,906,829.00	Part of Jordan Down Specific Plan project. Demolition of 255 apt units. Construction of 581 dwelling units (506 rental units and 75 townhomes). Also includes two new parks.	Jordan Downs Recreation Center, Watts Senior Center		11/4/2020	Yes	Email sent 11/16/2020	11/18/2020	11/30/2020	12/2/2020	12/17/2020	Waiver	20-244	1/6/2021	Waiver	N/A			
81	Kaplan Woodland Hills Property Company, LLC	Ambruster Goldsmith & Delvac LLP (c/o Matt Dzurec)	AA-2020-5375-PMLA		3 Warner Center	6100 North Canoga Avenue	8.82	880	0	6.36	\$11,975,920.00	880	6.36	\$11,975,920.00	Park of the Warner Center Specific Plan. Mixed-use development with 880 units (347 live-work units and 533 apartment units) and 204 hotel guest rooms. Also includes retail and amenity spaces, along with approx. 1,500 parking spaces and additional bicycle parking	Warner Ranch Park		11/12/2020	Yes	Email sent 11/16/2020	11/18/2020	12/10/2020	12/15/2020	1/21/2021	Fees	21-013		Fees		2,423		
82	Chandler Village, LLC (c/o Yaron (Jerry) Levy)	Ella Thompson (Ewin, Cohen, & Jessup, LLP)	VTT-83014		2 Valley Village	12444 Chandler Boulevard	0.64	69	0	0.50	\$896,862.00	69	0.50	\$896,862.00	VTT TO ALLOW A MERGER OF 10 LOTS TO 1 AND A SUBDIVISION OF 69 RESIDENTIAL CONDOMINIUM UNITS AND 3 COMMERCIAL CONDOMINIUM UNITS. (Previously AA-2020-461-PMLA. Update map was terminated 1/6/2021.)	4 None		2/16/2021	Yes	email sent 3/5/2021	3/24/2021	3/31/2021	4/5/2021	6/3/2021	Combination of Land and Fees	21-118	12/14/2021	Fees		6,629	Yes	Case taken under advisement due to dispute of RAP's condition. RAP staff has been in contact with DCP staff regarding the issue. (2/24/2022)
83	Angels Landing Partners, LLC (c/o Kevin M. Roberts)	James E. Pugh (Sheppard Mullin Richter & Hampton, LLP)	VTT-82936		14 Bunker Hill	326-358 South Olive Street; 351-361 South Hill Street; 417-425 West 4th Street	2.26	419	13	3.02	\$5,702,171.00	432	3.12	\$5,879,088.00	New mixed use development containing 180 condos, 252 apartments, 515 hotel guest rooms, and approx. 72,091 sq ft in commercial space	Pershing Square, Spring Street Park, City Hall Park		2/11/2021	No	email sent 2/23/2021	3/1/2021	3/8/2021	3/11/2021	5/20/2021	Fees	21-093	6/23/2021	Fees		0		
84	Wilshire Springs, LLC (c/o Moshe Sassoover)	Jamie Poster (Craig Lawson & Co., LLC)	VTT-83358		5 Brookside	5001 Wilshire Boulevard; 571-677 South Highland Avenue; 668 South Citrus Avenue	1.68	218	25	1.58	\$2,966,762.00	243	1.76	\$3,306,987.00	New 8-story, mixed-use building with up to 243 dwelling units and approximately 10,900 square feet of ground floor commercial. Carling Way to be merged to the project site through a vesting tentative tract map and developed as privately maintained, publicly accessible open space.	none		2/19/2021	No	email sent 2/25/21	3/2/21	3/10/21	3/11/2021	7/1/2021	Combination of Land and Fees	21-128		Fees		4,035		
85	639 Commonwealth LP (c/o Jason Friedman, threefifty)	Dana A. Sayles, AICP, threefifty	TBD		10 Macarthur Park	639 South Commonwealth Avenue; 2955-2969 Wilshire Boulevard	1.85	1	142	0.01	\$13,609.00	143	1.03	\$1,946,087.00	Construction of a new, 143-unit apartment building (142 affordable units and 1 market-rate managers unit)	Lafayette Recreation Center, MacArthur Park, Francis Avenue Community Garden		3/8/2021	No	email sent 3/15/2021	3/18/2021	3/30/2021	4/5/2021								0	
86	CP LA Cold Storage Land, LLC (c/o Mark Falcone, Roger Pecsok)	Edgar Khalatian (Mayer Brown, LLP)	TBD		14 Skid Row	364, 400-464, 425-433 South Central Avenue; 717, 730 East 4th Street	7.65	997	190	7.21	\$13,568,173.00	1187	8.58	\$16,153,883.00	Mixed-use development with 1,187 apartment units (190 affordable units), 75 guest rooms, and retail and office spaces	Aris District Park, 6th & Gladys Street Park, San Julian Park		3/9/2021	No	email sent 3/15/2021	3/18/2021	3/30/2021	3/31/2021								401	
87	CBG University Gardens, LP (c/o Joseph P. Seager)	Edgar Khalatian (Mayer Brown, LLP)	TBD		8	1200-1270 West Jefferson Boulevard; 3403-3449 Vermont Avenue; 1135-1153 West 35th Street	5.70	1141	201	8.25	\$15,527,869.00	1342	9.70	\$18,263,278.00	Project includes the demolition of existing 113 dwelling units and construction of a mixed use project. 6 buildings with 1342 residential units (201 affordable), 243 hotel rooms, office, commercial, studio, community assembly, and education spaces over 3 levels of subterranean parking	Richardson Family Park		3/10/2021	No	email sent 3/16/2021	3/18/2021	3/25/2021	3/31/2021								3970	
88	Little Tokyo Service Center (c/o Debbie Chen)	Alfred Frajo Jr. (Sheppard, Mullin, Richter, and Hampton, LLP)	VTT-83441		14 Little Tokyo	120-230 North Judge John Also Street; 200 North Central Avenue	2.66	4	224	0.03	\$54,436.00	228	1.65	\$3,102,852.00	Development of a 100% affordable apartment building with 228 units (224 affordable and 4 manager's units), on-site social services, and approx. 42,000 sq ft of ground floor commercial, restaurant, and philanthropic institution spaces	City Hall Park, El Pueblo		3/30/2021	No	4/13/2021	4/15/2021	4/19/2021	4/22/2021	12/16/2021	Fees	21-213	12/8/2021	Fees		468		
89	Champion Echo Park, LLC (c/o Greg Beck & Garrett Champion)	John M. Bowman (Elkins Katt Weintraub Reuben Gartside LLP)	2021-4593		13 Echo Park	1483-1503 West Sunset Boulevard; 1314 North McDuff Street	0.95	121	15	0.87	\$1,646,689.00	136	0.98	\$1,850,824.00	Mixed-use project with 136 dwelling units (15 affordable units), ground floor commercial and amenity spaces and parking	Echo Park		3/31/2021	Yes	4/13/2021	4/15/2021	5/11/2021	5/12/2021	8/19/2021	Fees	21-147		Fees		0		
90	BE BH ADJ, LLC	Dana Sayles (threefifty)	83436		5 Carthay Circle	6435 West Wilshire Boulevard	0.41	61	7	0.44	\$830,149.00	68	0.49	\$925,412.00	Construction of 3-story, 68-unit building (7 affordable units) with 2 levels of subterranean parking	Carthay Circle Park		4/7/2021	No	4/15/2021	4/19/2021	4/28/2021	4/29/2021	3/17/2022	Fees	22-062		Fees		451		
91	La Cienega Owner LLC	Fernando Villa; Margaret R. Akerblom (Allen Matkin, Leck, Gamble Malloy & Natisis LLP)	VTT-83550		10 Baldwin Hills	3401 South La Cienega Boulevard	3.53	238	22	1.72	\$3,520,734.00	260	1.88	\$3,846,180.00	Project includes the demolition of the existing buildings and construction of a mixed-use residential apartment building with 260 units (22 affordable units)	Westside Neighborhood Park, Baldwin Hills Recreation Center		6/7/2021	No	6/14/2021	6/22/2021	7/1/2021	7/12/2021							1023		
92	Cahuenga Vine Properties II, LLC	Edgar Khalatian (Mayer Brown, LLP)	83501		13 Hollywood	1736, 1742, 1750, 1754-1758, 1754 1/2, 1762, & 1768 North Cahuenga Boulevard; 1755-1763 & 1755-1761 1/2 North Ivar Avenue	1.80	498	45	3.60	\$7,366,914.00	543	3.93	\$8,032,599.00	Project includes the demolition of the existing vehicle rental facility and parking lot to construct a mixed-use project with 543 units (45 affordable units), commercial space, open space, and associated parking.	Frankline-Ivar Park, Las Palmas Senior Citizen Center, Yuca Community Center, Selma Park		6/23/2021	No	6/24/2021	7/6/2021	7/20/2021	7/22/2021								0	
93	Vineland Family Community LP (c/o Fariba Alighechi)	Dustin Go (The Santa Maria Group)	83123		6 Sun Valley	8011, 8025, 8027 North Vineland Avenue	0.64	1	134	0.01	\$14,793.00	135	0.97	\$1,982,262.00	New construction of 6-story development with 135 apartment units (134 affordable units), commercial space, and subterranean parking	Sun Valley Park		6/28/2021	No	7/6/2021	7/6/2021	7/8/2021	7/12/2021	5/5/2022							680	
94	Vineland Senior Community LP (c/o Fariba Alighechi)	Dustin Go (The Santa Maria Group)	TBD		6 Sun Valley	11039, 11041 West Strathern Street		1	96	0.01	\$14,793.00	97	0.70	\$1,434,921.00	New construction of a 5-story senior apartment building with 1 level of subterranean parking	Sun Valley Park		6/28/2021	No	7/6/2021	7/6/2021	7/8/2021	7/12/2021								680	
95	333 South Hope Co., LLC	James E. Pugh (Sheppard Mullin Richter & Hampton, LLP)	83538		14 Bunker Hill	333 South Hope Street	4.21	366	0	2.65	\$5,414,238.00	366	2.65	\$5,414,238.00	Addition of a multifamily residential tower to an existing commercial building.	Pershing Square City Hall Park, Spring Street Park, Miguel Contreras Learning Center Pool		7/14/2021	No	7/21/2021	7/27/2021	8/9/2021	8/26/2021	3/3/2022	Fees	22-048		Fees				

#	Applicant	Agent/Representative	Project Case Number	Council District	Community	Project Address	Project Site Size (Acres)	Calculation Assuming Exempt Units Qualify				Calculation Assuming Total Units			Project Description	Number of Proposed Parcels	Nearby Parks (within 1/2 mile)	Early Consultation Meeting					RAP Board Action(s)			Advisory Agency Action (s)		New Residents That Would Be Served by a Park at Project Location (at Improved Std)	On-Hold per DCP (Y/N)	Notes/Comments						
								Non-Exempt Residential Units	Exempt Units (Affordable Housing, Existing Units, etc)	Land Dedication based on Projected Non-Exempt Units (Acres)	Max Potential Park Fee based on Projected Non-exempt Units (Calculated with the fee rate effective January 11, 2018)	Total Residential Units	Land Dedication (Acres)	Max Potential Park Fee (Calculated with the fee rate effective January 11, 2018)				Date EC Application Received by RAP	Did Applicant file case w/ DCP prior to EC Meeting? (Y/N)	Pre-Early Consultation Meeting Date	Date RAP Applied to Set Meeting	EC Meeting Date (scheduled/ held)	Date Verification Letter Sent to Project Applicant	Board Meeting (scheduled/ held)	Approved Board Recommendation	Board Report Number	Advisory Agency Meeting Date				Advisory Agency Recommendation	Date Fees Paid/Land Dedicated				
96	4750 Wilshire Blvd (LA) Owner, LLC	Michael Gonzalez (Gonzalez Law Group)	2021-6412		Brookside	4750-4780 West Wilshire Boulevard; 715-729 South Hudson Avenue	2.27	62	6	0.45	\$917,166.00	68	0.49	\$1,005,924.00	Convert existing office building into 68 residential units (6 affordable units)	1	LA High Memorial Park	7/14/2021	No	7/21/2021	7/27/2021	8/5/2021	8/10/2021	12/16/2021	Fees	21-204										
97	1717 Bronson LLC	Michael Gonzalez (Gonzalez Law Group)	83510		Hollywood	1715-1739 North Bronson Avenue	0.83	116	12	0.84	\$1,715,988.00	128	0.93	\$1,893,504.00	New 128-unit residential building (12 affordable units). An existing 4-unit building is to remain	5	Carlton Way Park	7/8/2021	No	7/21/2021	7/27/2021	8/4/2021	8/10/2021	12/16/2021	Fees	21-217										
98	West LA Commons, LLC	Edgar Khalatian (Mayer Brown, LLP)	TBD		West LA	11332 West Santa Monica Boulevard	4.60	365	127	2.64	\$5,399,445.00	492	3.56	\$7,278,156.00	redevelopment of the West LA Civic Center site and West LA Courthouse site. The project includes 492 residential units, 127 of which will be affordable, along with restaurant and retail space, municipal uses, a parking lot, and approximately 100,225 square feet of open space and recreational amenities.		Felicia Mahood Multipurpose Center Stoner Recreation Center Westwood Recreation Center	7/23/2021	No	7/28/2021	8/6/2021	8/19/2021	9/1/2021													
99	SRM Studio City, LLC (c/o James D. Rivard)	Jessica Pakdaman (Rosenheim & Associates, Inc.)	VTT-83460		Studio City	11611-11695 Ventura Boulevard; 4010-4028 Colfax Avenue	3.61	145	0	1.05	\$2,144,985.00	145	1.05	\$2,144,985.00	Demolition of existing buildings for the construction of 145 dwelling unit eldercare facility, 129 ALJL dwelling units and 16 townhomes.	None		9/7/2021	No	9/21/2021	9/27/2021	10/4/2021	10/15/2021	2/17/2022	Fees	22-035										
100	Mullen Wilshire Blvd. (LA) Owners, LLC	Michael Gonzalez (Gonzales Law Group)	73895		Brookside	4680 West Wilshire Boulevard; 706, 720 South Rimpau Boulevard	2.20	65	0	0.47	\$961,545.00	65	0.47	\$961,545.00	Adaptive reuse of a portion of an existing office building into 65 residential condominiums. Existing office space is to remain as 1 commercial condominium.		L.A. High Memorial Park Harold A. Henry Park	10/7/2021	No	10/18/2021	10/21/2021	11/4/2021	11/10/2021	12/16/2021	Fees	21-205										
101	Todd Kindberg, NREA-TRC 700, LLC	Andie Adame (Craig Lawson & Co. LLC)	83482		Central City	700 South Flower Street, 700 West 7th Street, 711, 775 South Hope Street	4.29	466	0	3.37	\$6,893,538.00	466	3.37	\$6,893,538.00	Development of a 53-story high rise building with 466 units. There is an existing 9-story building encompassed within the project. The project also contains 1 rooftop parking level		Pershing Square Grand Hope Park	10/22/2021	No	11/15/2021	11/16/2021	11/29/2021	11/29/2021									916				
102	1415 Cahuenga, LLC	Edgar Khalatian (Mayer Brown, LLP)	83669		Hollywood	1415 North Cahuenga Boulevard	0.55	72	10	0.52	\$1,065,096.00	82	0.59	\$1,213,026.00	A mixed use development with 82 residential units (10 of which are affordable), hotel units, and retail uses.		DeLongpre Park, Hollywood Recreation Center, Selma Park	10/27/2021	No	11/15/2021	11/16/2021	12/1/2021	12/1/2021	3/3/2022	Fees	22-049										
103	Arturo Sneider, Primestor Development Inc.	Alfred Fraijo, Jr. (Sheppard Mullin Richter and Hampton LLP)	74897		Panorama City	8389-8443 North Van Nuys Boulevard	17.00	3542	0	25.60	\$52,396,806.00	3542	25.60	\$52,396,806.00	Demolition of a shopping center and parking lot for the construction of a new mixed use community. According to the applicant, this project is a proposed specific plan and the units listed represent the maximum build out, but not necessarily the final numbers for the project.		Panorama City Recreation Center	11/23/2021	No	12/22/2021	1/4/2022	1/18/2022	1/28/2022													
104	Samir Srivastava, ABS Properties, Inc.	Ambruster Goldsmith & Delvac LLP (c/o Matt Dzurec)	82118		Hollywood	5645 West Fernwood Avenue; 5636 West De Longpre Avenue	0.63	5	494	0.03	\$73,965.00	499	3.61	\$7,381,707.00	Construction of a 26-story affordable housing building with 499 dwelling units (includes 5 manager units).	1	Sally Rodriguez Park, Lexington Avenue Pocket Park, La Mirada Park, Carlton Way Park	3/22/2022	No	4/5/2022	4/7/2022	4/20/2022											2584			
105	TRG San Pedro Collaborative Member, LLC	Craig Lawson & Co., LLC (c/o Jim Ries)	83500		San Pedro	275 West 1st Street	20.00	1600	0	2.21	\$23,668,800.00	1600	2.21	\$23,668,800.00	Creation of a new Specific Plan for the demolition of existing structures and the construction of up to 1,600 residential units, 85,000 sqft of community services, and 45,000 sqft of commercial/retail uses. Unit count is not final.		LA Maritime Museum, John S. Gibson Jr. Park, San Pedro Plaza Park, Anderson Memorial Senior Citizen Center	4/8/2022	No	5/2/2022														1979		
106	Hengi 17, LLC	Urban Axis (c/o Eduardo Hernandez)	83145		Monterey Hills	4101 Barrett Road, 5161 East Wadena Street	10.90	71	8	0.51	\$1,050,303.00	79	0.57	\$1,168,647.00	Construction of a 10.9-acre development with 32 SFD and 47 townhomes (8 affordable units)		Guardia Park, El Sereno Community Garden	4/19/2022	No	4/28/2022														1341		
107	Rossano de Collis, Onri 5350 Wilshire LLC	Matt Dzurec (Ambruster Goldsmith & Delvac LLP)			Brookside	5350-5378 Wilshire Boulevard; 706-716 South Cloverdale Avenue; 716-725 Detroit Street	1.30	372	47	2.69	\$5,502,996.00	419	3.03	\$6,198,267.00	Construction of a 42-story mixed-use building with 419 dwelling units, including 47 affordable units, and 2,781 square feet of commercial space.	none		4/28/2022	No															6027		
	Updates since the last RAP Task Force Meeting																																			
	Completed Projects																																			
	Projects that have cancelled Tract Map																																			
	Received Distribution Notice, Waiting on EC App																																			