

Notice of Public Hearing

& Availability of Final Environmental Impact Report

Aviso de Audiencia Pública • 공청회통지 • 公開聽證會通知

Abiso ng Pagdinig sa Publiko • Հանրային լսումների մասին ծանուցագիր



311

Traducción

번역 • 翻译

Pagsasalin

Թարգմանություն



Wednesday, June 25, 2025

9:30 a.m.

The meeting's agenda will be provided no later than 72 hours before the meeting at planning4la.org/hearings. Please note that virtual meeting instructions will be provided on the meeting agenda.

This public hearing will be conducted entirely virtually and will allow for remote public comment.

Options to Participate:

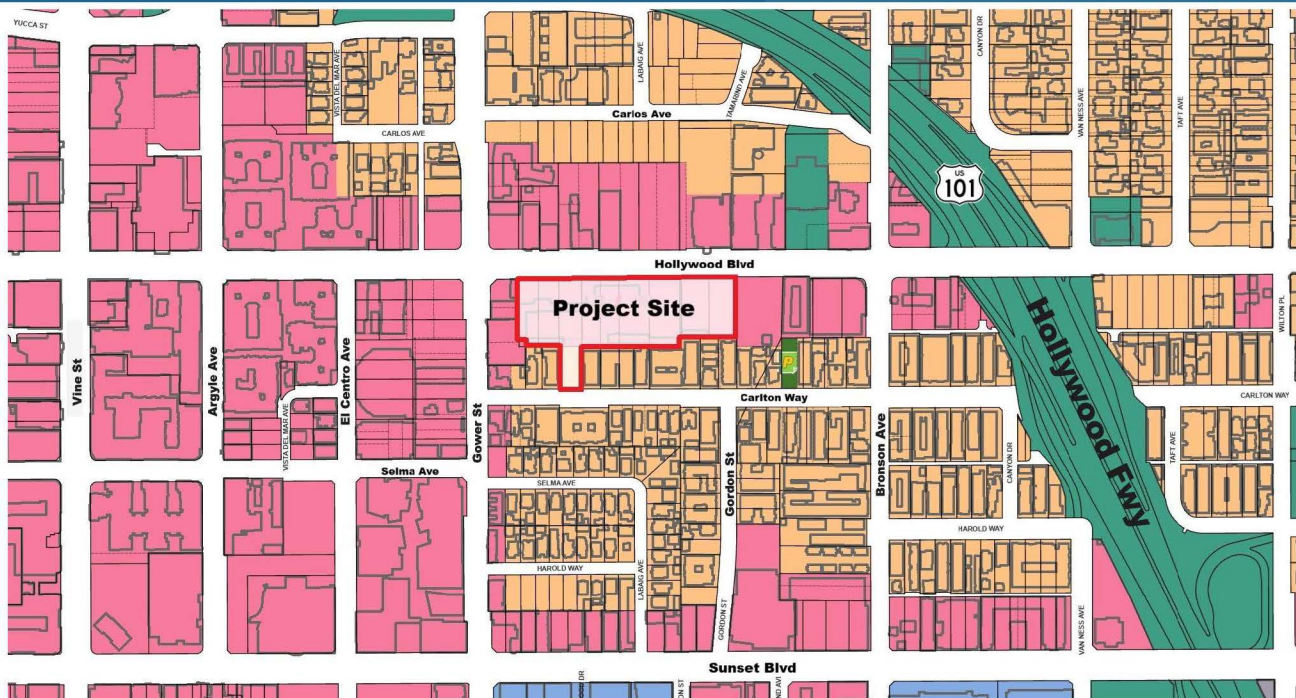
By phone: (213) 338-8477 or (669) 900-9128

When prompted, enter the Meeting ID: 883 6269 1843 #

With a PC, MAC, iPad, iPhone, or Android, click on this URL:
<https://planning-lacity-org.zoom.us/j/88362691843>

Enter Meeting ID: 883 6269 1843 and Passcode: 656869

You will be auto-muted when entering the meeting. To comment on an agenda item, click the raise hand icon (Webinar) or press *9 (Phone) to "raise your hand" virtually following staff calling the item.



Project Address

5950 - 6048 West Hollywood Boulevard, and 6037 West Carlton Way, Los Angeles, CA 90028

Sitio de Proyecto

프로젝트 주소 • 項目地址

Address ng Proyekto

ծրագրի Հասցե

Proposed Project

Proyecto Propuesto

프로젝트 제안 • 擬議項目

Iminungkahing Proyekto

Առաջարկվող ծրագիր

The Project proposes a mixed-use development comprised of 350 residential units (of which 44 units will be reserved for Very Low Income households), 136,000 square feet of office, 18,004 square feet of retail, and 4,038 square feet of restaurant. The proposed uses would be in three primary buildings (Buildings A, B, and C), and 11 low-rise structures dispersed throughout the Project Site. (continued on following page)

Proposed Project CONTINUED

Proyecto Propuesto • 프로젝트 제안 • 擬議項目 • Iminungkahing Proyekto • Առաջարկվող ծրագիր

(continued from previous page)

Building A would be a 136,000 square-foot, six-story office and retail building; Building B would be a 289,079 square-foot, 35-story residential tower; and Building C would be a 23,560 square-foot, four-story residential building. Buildings A and B and the low-rise structures would front Hollywood Boulevard (Hollywood Lot) and Building C would be located on a single lot fronting Carlton Way (Carlton Lot). One of the low-rise structures would be a 4,038 square-foot, two-story restaurant and the remaining 10 structures would include 38 residential townhomes, ranging from two to four stories in height. Upon completion, the Project would result in a total floor area of 501,185 square feet on a 3.7-acre site, for a Floor Area Ratio (FAR) of 3.1:1, with a maximum building height of 419 feet. All of the existing improvements and uses on the Project Site would be demolished.

Actions Requested

Acciones solicitadas • 요청 된 작업 • 所要求の事項 • Humiling ng Mga Pagkilos • Հայցվող գործողությունները

The Advisory Agency shall consider:

ENV-2022-6688-EIR

1. Pursuant to California Public Resources Code (PRC) Sections 21082.1(c) and 21081.6, the information contained in the Environmental Impact Report (EIR) prepared for the Project, which includes the Draft EIR, No. ENV-2022-6688-EIR (SCH No. 2023050659), dated November 2024, and the Final EIR, dated May 2025 (The 6000 Hollywood Boulevard Project EIR), as well as the whole of the administrative record; and

VTT-83987

2. Pursuant to Los Angeles Municipal Code (LAMC) Sections 17.03 and 17.15, a Vesting Tentative Tract Map for the merger and re-subdivision of an approximately 3.7-acre site into one ground lot and nine airspace lots and for commercial condominium purposes; and a Haul Route for the export of up to 210,000 cubic yards of soil.

The Zoning Administrator shall consider:

ENV-2022-6688-EIR

1. Pursuant to PRC Sections 21082.1(c) and 21081.6, the information contained in the EIR prepared for the Project, which includes the Draft EIR, No. ENV-2022-6688-EIR (SCH No. 2023050659), dated November 2024, and the Final EIR, dated May 2025 (The 6000 Hollywood Boulevard Project EIR), as well as the whole of the administrative record;

ZA-2022-6687-DB-CUB-SPR-VHCA

2. Pursuant to LAMC Section 12.22 A.25, a Density Bonus Compliance Review for a Housing Development Project setting aside a minimum of 11 percent (44 units) of the base density for Very Low Income households for a period of 55 years, and with the following two On-Menu Incentives:
 - a. An FAR increase on the Hollywood Lot from 1.5:1 to 3:1, and on the Carlton Lot from 3:1 to 4.05:1;
 - b. Averaging of FAR, density, parking, open space, and vehicle access across the entire Project Site.
3. Pursuant to LAMC Section 12.24 W.1, a Conditional Use Permit to allow the sale and dispensing of a full line of alcoholic beverages for on-site consumption in conjunction with a new restaurant in the C4-1-SN Zone; and
4. Pursuant to LAMC Section 16.05, a Site Plan Review for a development project creating 50 or more residential dwelling units.



Who's Receiving This Notice

Quién recibe este aviso • 본통지를받은사람들 • 誰會收到此通知

Sino ang Tumatanggap ng Paunawang Ito • Սույն ծանուցագիրը ստացող կողմը

You are receiving this notice either because you live on or own property that is on a site within 500 feet of where a project application has been filed with the Department of City Planning, are the Certified Neighborhood Council for the subject property, or because you requested to be added to the interested parties list, or you are otherwise legally required to receive this notice. You are invited to attend this hearing to learn more about the proposed project and offer feedback. If unable to attend, you may contact the planner to provide written comment, obtain additional information, and/or review the project file.

Notice of Availability of Final EIR

Aviso de Disponibilidad • 가용성 통지 • 文件可被瀏覽通告!

Abiso ng Pagkakaroon • Առկայության մասին ծանուցագիր

An Environmental Impact Report (EIR) has been prepared to assess potential environmental impacts of the proposed Project. The EIR is comprised of two parts, the Draft EIR and the Final EIR. A Draft EIR was made available and circulated for public review and comment, pursuant to CEQA provisions, for a 46-day public review period from November 7, 2024 to December 23, 2024. The Final EIR includes a response to comments and text revisions to the Draft EIR based on input received. The Final EIR will be released on May 30, 2025. The EIR will be submitted to the decision-maker for requested certification and action on the Project.

Case Information

Información del caso • 케이스 정보 • 案例資訊 • Impormasyon sa Kaso • Տեղեկություններ գործի վերաբերյալ

Case Number(s):

ZA-2022-6687-DB-CUB-SPR-VHCA,
VTT-83987

Related Case Number(s):

N/A

Zone:

C4-1-SN* and [Q]R4-1VL* (*zoning as vested)

Land Use Designation:

Regional Center Commercial/High Medium
Residential

Council District:

13 - Soto-Martinez

Applicant:

6000 Hollywood Boulevard Associates, LLC

Representative:

Spencer B. Kallick, Allen Matkins LLP

Environmental Case Number(s):

ENV-2022-6688-EIR

Overlay(s):

Hollywood Signage Supplemental Use District

Community Plan Area:

Hollywood

Assigned Staff Contact Information:

Erin Strelch, City Planning Associate
erin.strelch@lacity.org
(213) 847-3626
221 North Figueroa, Suite 1350
Los Angeles, California 90028

General Information - Visit our website at planning4la.org/hearings for general information about public hearings and the exhaustion of administrative remedies.

File Review -

Copies of the DEIR and FEIR are available online at the Department of City Planning's website: <https://planning.lacity.org/development-services/eir>

Electronic viewing is also available at the following libraries:

1. Los Angeles Central Library, 630 West Fifth Street, Los Angeles, CA 90071
2. Frances Howard Goldwyn-Hollywood Regional Library, 1623 N. Ivar Avenue, Los Angeles, CA 90028
3. Will & Ariel Durant Branch Library, 7140 W. Sunset Boulevard, Los Angeles, CA 90046

Accommodations - As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability.

To request a reasonable accommodation, such as translation or interpretation, please email and/or call the assigned planner or email per.planning@lacity.org a minimum of 3 days (72 hours) prior to the public hearing. Be sure to identify the language you need English to be translated into and indicate if the request is for oral interpretation or written translation services. If translation of a written document is requested, please include the document to be translated as an attachment to your email.