Appendix J

Public Service Letters

Appendix J.1

Los Angeles Fire Department Response Letter

FORM. GEN. 160 (Rev. 6-80)

CITY OF LOS ANGELES
INTER-DEPARTMENTAL CORRESPONDENCE

September 23, 2022

TO: Vincent Bertoni, AICP, Director of Planning
Department of City Planning
Attn: Heather Bleemers

FROM: Los Angeles Fire Department

SUBJECT: Notice of Completion

CASE NO.:	ENV-EIR
PROJECT NAME:	6136 W. MANCHESTER BOULEVARD PROJECT
PROJECT APPLICANT:	Eyestone Environmental
PROJECT ADDRESS:	6136 Manchester Ave, 8651 La Tijera Blvd Los Angeles, CA 90045

PROJECT DESCRIPTION:
The Project Site is located at 6136 Manchester Avenue and 8651 La Tijera Boulevard within the Westchester–Playa del Rey Community Plan area of the City of Los Angeles (City). The Project Site is triangularly shaped and comprised of two parcels. The Project Site is generally bounded by Manchester Avenue to the north, La Tijera Boulevard to the southeast, and Truxton Avenue to the southwest.

The Project includes the construction of a new mixed-use development totaling 416,255 square feet, including 441 residential apartment units (inclusive of 6 Very LowIncome units) and 16,120 square feet of ground-floor commercial space. The proposed uses would be located within a single 8-story building with a maximum height of 96 feet. As a part of the Project, the existing commercial structures, totaling 21,910 square feet, would be removed. Upon completion, the Project would result in a total floor area of approximately 416,892 square feet with a floor area ratio of 3.96:1.

The Project would incorporate a variety of open space and recreational amenities throughout the Project Site totaling approximately 49,660 square feet, including approximately 41,560 square feet of common open space consisting of approximately 29,785 square feet of exterior common open space and approximately 11,775 square feet of interior common open space; and 8,100 square feet of private open space, which would exceed the requirements of the LAMC to provide a minimum of 47,100 square feet of open space.

Heather Bleemers
September 23, 2022
ENV-EIR 6136 Manchester

The proposed uses would be supported by approximately 566 total vehicular parking spaces (inclusive of 501 residential spaces and 65 spaces for the Project's ground-floor commercial space) that would be located within the ground-floor, one above-grade level, and two subterranean levels. Vehicular access to the Project Site would be provided via a twoway driveway along Truxton Avenue and a two-way driveway along La Tijera Boulevard.

LAFD would provide fire protection services for the proposed uses on the Project Site. The uses proposed by the Project would generate approximately 998 new residents and 32 new employees.

The following comments are furnished in response to your request for this Department to review the proposed development:

FIRE FLOW:

The adequacy of fire protection for a given area is based on required fire-flow, response distance from existing fire stations, and this Department's judgment for needs in the area. In general, the required fire-flow is closely related to land use. The quantity of water necessary for fire protection varies with the type of development, life hazard, occupancy, and the degree of fire hazard.

Fire-flow requirements vary from 2,000 gallons per minute (G.P.M.) in low density residential areas to 12,000 G.P.M. in high-density commercial or industrial areas. A minimum residual water pressure of 20 pounds per square inch (P.S.I.) is to remain in the water system, with the required gallons per minute flowing. The required fire-flow for this project has been set at **6,000 to 9,000 G.P.M. from four to six fire hydrants flowing simultaneously.**

Improvements to the water system in this area may be required to provide 6,000-9,000 G.P.M . fire flow. The cost of improving the water system may be charged to the developer. For more detailed information regarding water main improvements, the developer shall contact the Water Services Section of the Department of Water and Power.

RESPONSE DISTANCE:

Based on a required fire-flow of 6,000-9,000 G.P.M., the first-due Engine Company should be within

1 mile(s), the first-due Truck Company within 1 ½ mile(s).

FIRE STATIONS:

Heather Bleemers
September 23, 2022
ENV-EIR 6136 Manchester

The Fire Department has existing fire stations at the following locations for initial response into the area of the proposed development: **6136 Manchester Ave**

DISTANCE	**Fire Station No. 5**	**SERVICES & EQUIPMENT**	**STAF**F
1.0	8900 Emerson Avenue Los Angeles, CA 90045	Light Force, Assessment Engine, Paramedic Rescue Ambulance, EMS Battalion, Back-up US&R Apparatus	14
1.7	**Fire Station No. 95** 10010 International Rd. LA Ca 90045	Task Force, Hazmat Squad, Paramedic Rescue Ambulance	12
2.1	**Fire Station No. 51** 10435 Sepulveda Blvd LA Ca 91345	Assessment Engine, Paramedic Rescue Ambulance	6
2.9	**Fire Station No. 67** 5451 Playa Vista Drive Los Angeles, CA 90094	Assessment Engine BLS Rescue Ambulance	6
4.4	**Fire Station No. 62** 11970 Venice Blvd. Los Angeles, CA 90066	Assessment Engine, Paramedic Rescue Ambulance	6

Based on these criteria (response distance from existing fire stations), fire protection would be considered **Adequate.**

At present, there are no immediate plans to increase Fire Department staffing or resources in those areas, which will serve the proposed project.

FIREFIGHTING PERSONNEL & APPARATUS ACCESS:

Heather Bleemers
September 23, 2022
ENV-EIR 6136 Manchester

During demolition, the Fire Department access will remain clear and unobstructed.

Access for Fire Department apparatus and personnel to and into all structures shall be required.

Address identification. New and existing buildings shall have approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property.

One or more Knox Boxes will be required to be installed for LAFD access to project. Location and number to be determined by LAFD Field Inspector. (Refer to FPB Req # 75).

The entrance or exit of all ground dwelling units shall not be more than 150 feet from the edge of a roadway of an improved street, access road, or designated fire lane.

No building or portion of a building shall be constructed more than 150 feet from the edge of a roadway of an improved street, access road, or designated fire lane.

Fire Lane Requirements:
1) Fire lane width shall not be less than 20 feet. When a fire lane must accommodate the operation of Fire Department aerial ladder apparatus or where fire hydrants are installed, those portions shall not be less than 28 feet in width.
2) The width of private roadways for general access use and fire lanes shall not be less than 20 feet, and the fire lane must be clear to the sky.
3) Fire lanes, where required and dead ending streets shall terminate in a cul-de-sac or other approved turning area. No dead ending street or fire lane shall be greater than 700 feet in length or secondary access shall be required.
4) Submit plot plans indicating access road and turning area for Fire Department approval.
5) All parking restrictions for fire lanes shall be posted and/or painted prior to any Temporary Certificate of Occupancy being issued.
6) Plans showing areas to be posted and/or painted, “FIRE LANE NO PARKING” shall be submitted and approved by the Fire Department prior to building permit application sign-off.
7) Electric Gates approved by the Fire Department shall be tested by the Fire Department prior to Building and Safety granting a Certificate of Occupancy.
8) All public street and fire lane cul-de-sacs shall have the curbs painted red and/or be posted “No Parking at Any Time” prior to the issuance of a Certificate of Occupancy or Temporary Certificate of Occupancy for any structures adjacent to the cul-de-sac.
9) No framing shall be allowed until the roadway is installed to the satisfaction of the Fire Department.

Construction of public or private roadway in the proposed development shall not exceed 10 percent in grade.

Heather Bleemers
September 23, 2022
ENV-EIR 6136 Manchester

On small lot subdivisions, any lots used for access purposes shall be recorded on the final map as a “Fire Lane”.

Private development shall conform to the standard street dimensions shown on Department of Public Works Standard Plan S-470-0.

Standard cut-corners will be used on all turns.

The Fire Department may require additional vehicular access where buildings exceed 28 feet in height.

Smoke Vents may be required where roof access is not possible; location and number of vents to be determined at Plan Review.

Where above ground floors are used for residential purposes, the access requirement shall be interpreted as being the horizontal travel distance from the street, driveway, alley, or designated fire lane to the main entrance of individual units.

The following recommendations of the Fire Department relative to fire safety shall be incorporated into the building plans, which includes the submittal of a plot plan for approval by the Fire Department either prior to the recordation of a final map or the approval of a building permit. The plot plan shall include the following minimum design features: fire lanes, where required, shall be a minimum of 20 feet in width; all structures must be within 300 feet of an approved fire hydrant, and entrances to any dwelling unit or guest room shall not be more than 150 feet in distance in horizontal travel from the edge of the roadway of an improved street or approved fire lane.

2014 CITY OF LOS ANGELES FIRE CODE, SECTION 503.1.4 (EXCEPTION)

a. When this exception is applied to a fully fire sprinklered residential building equipped with a wet standpipe outlet inside an exit stairway with at least a 2 hour rating the distance from the wet standpipe outlet in the stairway to the entry door of any dwelling unit or guest room shall not exceed 150 feet of horizontal travel AND the distance from the edge of the roadway of an improved street or approved fire lane to the door into the same exit stairway directly from outside the building shall not exceed 150 feet of horizontal travel.

b. It is the intent of this policy that in no case will the maximum travel distance exceed 150 feet inside the structure and 150 feet outside the structure. The term “horizontal travel” refers to the actual path of travel to be taken by a person responding to an emergency in the building.

c. This policy does not apply to single-family dwellings or to non-residential buildings.

Site plans shall include all overhead utility lines adjacent to the site.

Where access for a given development requires accommodation of Fire Department apparatus, overhead clearance shall not be less than 14 feet.

No proposed development utilizing cluster, group, or condominium design of one or two family dwellings shall be more than 150 feet from the edge of the roadway of an improved street, access road, or designated fire lane.

FPB #105
5101.1 Emergency responder radio coverage in new buildings. All new buildings shall have approved radio coverage for emergency responders within the building based upon the existing coverage levels of the public safety communication systems of the jurisdiction at the exterior of the building. This section shall not require improvement of the existing public safety communication systems.

That in order to provide assurance that the proposed common fire lane and fire protection facilities, for the project, not maintained by the City, are properly and adequately maintained, the sub-divider shall record with the County Recorder, prior to the recordation of the final map, a covenant and agreement (Planning Department General Form CP-6770) to assure the following:

A. The establishment of a property owners association, which shall cause a yearly inspection to be, made by a registered civil engineer of all common fire lanes and fire protection facilities. The association will undertake any necessary maintenance and corrective measures. Each future property owner shall automatically become a member of the association or organization required above and is automatically subject to a proportionate share of the cost.

B. The future owners of affected lots with common fire lanes and fire protection facilities shall be informed or their responsibility for the maintenance of the devices on their lots. The future owner and all successors will be presented with a copy of the maintenance program for their lot. Any amendment or modification that would defeat the obligation of said association as the Advisory Agency must approve required hereinabove in writing after consultation with the Fire Department.

C. In the event that the property owners association fails to maintain the common property and easements as required by the CC and R's, the individual property owners shall be responsible for their proportional share of the maintenance.

D. Prior to any building permits being issued, the applicant shall improve, to the satisfaction of the Fire Department, all common fire lanes and install all private fire hydrants to be required.

E. That the Common Fire Lanes and Fire Protection facilities be shown on the Final Map.

The plot plans shall be approved by the Fire Department showing fire hydrants and access for each phase of the project prior to the recording of the final map for that phase. Each phase shall comply independently with code requirements.

Any roof elevation changes in excess of 3 feet may require the installation of ships ladders.

Provide Fire Department pathway front to rear with access to each roof deck via gate or pony wall less than 36 inches.

Building designs for multi-storied residential buildings shall incorporate at least one access stairwell off the main lobby of the building; But, in no case greater than 150ft horizontal travel distance from the edge of the public street, Private Street or Fire Lane. This stairwell shall extend onto the roof.

Entrance to the main lobby shall be located off the address side of the building.

Any required Fire Annunciator panel or Fire Control Room shall be located within 20ft visual line of site of the main entrance stairwell or to the satisfaction of the Fire Department.

Where rescue window access is required, provide conditions and improvements necessary to meet accessibility standards as determined by the Los Angeles Fire Department.

Adequate off-site public and on-site private fire hydrants may be required. Their number and location to be determined after the Fire Department's review of the plot plan.

Any required fire hydrants to be installed shall be fully operational and accepted by the Fire Department prior to any building construction.

The inclusion of the above listed recommendations, along with any additional recommendations made during later reviews of the proposed project will reduce the impacts to an acceptable level.

Definitive plans and specifications shall be submitted to this Department and requirements for necessary permits satisfied prior to commencement of any portion of this project.

The Los Angeles Fire Department continually evaluates fire station placement and overall Department services for the entire City, as well as specific areas. The development of this

proposed project, along with other approved and planned projects in the immediate area, may result in the need for the following:

1. Increased staffing for existing facilities. (I.E., Paramedic Rescue Ambulance and EMT Rescue Ambulance resources.)
2. Additional fire protection facilities.
3. Relocation of present fire protection facilities.

For additional information, please contact the Fire Development Services Section, Hydrants & Access Unit at **(213) 482-6543** or email **lafdhydrants@lacity.org** .

Very truly yours,

Orin Saunders
Fire Marshal

OS:MRC:mrc

Appendix J.2

Los Angeles Fire Department Correspondence

From: Ashley Munoz
Sent: Friday, April 12, 2024 9:47 AM
To: Matthew Craig <Matthew.Craig@lacity.org>
Subject: RE: 6136 W. Manchester Project - Revised Project

No increase in height or change in building classification is proposed. Thanks for confirming, Matthew.

From: Matthew Craig <Matthew.Craig@lacity.org>
Sent: Thursday, April 11, 2024 7:53 AM
To: Ashley Munoz <a.munoz@eyestoneeir.com>
Subject: Re: 6136 W. Manchester Project - Revised Project

Unless the building classification is being changed to a high rise for building and fire code applications this would not change anything in regards to my Environmental Impact Response.

Matthew Craig, Inspector II
Hydrants and Access
213 264 9827
Los Angeles ***City*** Fire Department

Please note: I am off on Fridays

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On Tue, Apr 2, 2024 at 11:40 AM Ashley Munoz <a.munoz@eyestoneeir.com> wrote:

Hello,

Attached is the revised Project Description for the 6136 W. Manchester Project. As you will see in the revised project description, the number of units increased from 441 new residential units to 489 new residential units; however, the total floor area for the proposed development has not changed. Additionally, no changes to vehicular access, including emergency vehicle access, are proposed.

Please review and confirm the additional incremental unit increase does not change the conclusions of the letter issued September 23, 2022.

Thank you.

Ashley Muñoz
Planner

eyestone ENVIRONMENTAL

2121 Rosecrans Avenue, Suite 3355

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Please consider the environment before printing this email.

Appendix J.3

Los Angeles Police Department Response Letter

LOS ANGELES POLICE DEPARTMENT

MICHEL R. MOORE
Chief of Police

Karen Bass
Mayor

P.O. Box 30158
Los Angeles, CA 90030
Telephone: (213) 486-6000
TTY: (877) 275-5273
Ref #:11.3

April 12, 2023

Heather Bleemers
200 North Spring Street, Room 525
Los Angeles, CA 90012

Dear Heather Bleemers: [ENV-0000-0000-EIR]

The proposed, "6136 West Manchester Boulevard Project," is located at 6136 West Manchester Avenue and 8651 La Tijera Boulevard, Los Angeles, CA 90045. The project location is in Reporting District (RD) 1487. This RD falls within the geographical boundaries of the Los Angeles Police Department's (LAPD) Pacific Area. A project of this size could have an impact on police services within Pacific Area. The Department is available for advisement on crime prevention features appropriate for the design of the properties within the project.

Upon completion of the project, it is encouraged to provide a diagram copy of each portion of the property to the Commanding Officer of Pacific Community Police Station. Pacific Community Police Station's Commanding Officer is Captain III Michael Applegate. Pacific Community Police Station is located at 12312 Culver Boulevard, Los Angeles, CA 90066 (RD 1456). Captain Applegate's phone number is (310) 482-6310. The diagram should include access routes and any additional information that might facilitate police response.

Should you have any further questions, please contact Officer Alfonso Velasco, Crime Prevention Through Environmental Design Unit, at (213) 486-6000 or via e-mail at CPTED@lapd.online.

Respectfully,

MICHEL R. MOORE
Chief of Police

BILLY B. BROCKWAY, Commander
Department Homeless Coordinator
Office of Operations

The following report was prepared for the "6136 West Manchester Boulevard Project" in accordance with Section 15083 of the California Environmental Quality Act (CEQA).

Project Location / Description:

The "6136 West Manchester Boulevard Project" site is located at 6136 West Manchester Avenue and 8651 La Tijera Boulevard, Los Angeles, CA 90045. This project will be constructed within the boundaries of the City of Los Angeles and located in LAPD's Pacific area. Some of the communities in this area are Venice Beach, Oakwood, Mar Vista, Playa del Rey, Playa Vista, Palms and Westchester (LAPD's Operations West Bureau).

A summarization of this project's Environmental Impact Report (E.I.R.) is to identify and assess the project's potential impact on public quality of life issues and concerns. This is in accordance with Section 15083 of the California Environmental Quality Act (CEQA). This E.I.R. will also address the project's potential impact on police protection services, resources needed, resources available, and the impact these services and resources will have on the immediate community.

Purpose of Proposed Project:

The proposed "6136 West Manchester Boulevard Project" includes construction of a new mixed-use development totaling 416,255 square feet, including 441 residential apartment units and 16,120 square feet of ground floor commercial space. The project will consist of a total of 566 vehicle parking spaces located within the ground floor, one above grade level, and two subterranean levels.

Project Distance and Times:

The 6136 West Manchester Avenue and 8651 La Tijera Boulevard, Los Angeles, CA 90045 addresses are approximately 4.8 miles and 15 minutes from the Pacific Community Police Station. These distances and times were calculated from a departure point starting from the Pacific Community Police Station. These arrival times were configured utilizing some traffic delays. Estimated times of arrival can vary depending on divisional call load, time of the day, traffic delays and types of calls being responded to.

The reporting district for Pacific Community Police Station is RD 1456. Their phone number is (310) 482-6334.

Divisional Geographic's / Demographics:

Pacific Community Police Station's geographical area of patrol is approximately 25.74 square miles. It consists of 68 Reporting Districts. The service boundaries for Pacific Station are as follows:

To the ***West:*** Pacific Ocean, Vista Del Mar, Speedway;

To the ***North:*** Dewey Street, Santa Monica Interstate10 Freeway;

To the ***East:*** San Diego 405 Freeway, Portal Avenue, Florence Avenue, La Cienega Boulevard, Centinela Avenue, Mesmer Avenue, Nicholas Avenue, Sawtelle Boulevard, Border with the City of Inglewood;

To the ***South:*** Imperial Highway, Border with the City of El Segundo;

The proposed "6136 West Manchester Project" will be in ***RD 1487 (Los Angeles Police Department's Pacific Division).*** The borders for ***RD 1487*** are as follows:

Reporting District 1487

To the ***West*** is Sepulveda Boulevard;

To the ***North*** is Manchester Avenue;

To the ***East*** is Airport Boulevard;

To the ***South*** is Will Roger Street;

Pacific Division

Pacific Division has approximately 254 sworn personnel and 9 civilian support staff. Pacific staffing consists of 2 Captains, 6 Lieutenants, 26 Detectives, 27 Sergeants, 193 Police Officers and 9 Civilian employees.

The Pacific Area of Los Angeles has a culturally diverse community. The Pacific Area is concentrated in the west area of Los Angeles, California. This division is located south of the Interstate-10 Santa Monica Freeway and West of the 110 Harbor Freeway.

Neighborhoods served by Pacific Division include Venice Beach, Oakwood, Mar Vista, Playa del Rey, Playa Vista, Palms and Westchester.

The residential population in the Pacific Area is estimated at 2,000,000 people (WIKIPEDIA and Los Angeles Almanac). The officer to resident ratio is 1 officer for every 787 residents (787:1). This is a given residential impact for a 25.74 square mile area. This estimate does not include persons visiting local businesses, churches, residences, and educational institutions.

The Los Angeles Police Department

The Los Angeles Police Department currently has 9,204 sworn personnel and 2,819 civilian employees. These employees cater to a Los Angeles City population of approximately 3,985,516. This city population amount is current as of October 1, 2021 (according to 2010-2020 American Community Survey and the 2020 U.S. Census for 2022). Additionally, this number does not include all residents and non-residents, but only reflects those individuals that responded to the 2020 Census.

This population equates to a ratio of 433 residents for every 1 officer (433:1). The approximate 3,985,516 population reflects a registered value of population for the City of Los Angeles. However, this number can also be fluid.

The ethnic breakdown of the City of Los Angeles, according to the 2010-2020 American Community Survey and Wikipedia is:

- 46.9% Hispanic/Latin
- 28.9% White (Non-Hispanic)
- 11.7% Asian
- 8.3% Black/African American
- 0.73% Native American
- 0.16% Native Hawaiian/Pacific Islander
- 3.4% Other/two or more races

Divisional Support and Communication:

There are many specialized support units, divisions, sections and services available to Pacific Division within the LAPD (i.e., Air Support, Detectives, Bike Unit, K9 and Metro/SWAT) to support any additional policing needs Pacific Division may encounter. These services are available to supplement and complement Pacific area policing. In utilizing these available resources, the Los Angeles Police Department can meet the demanded needs of police services for the "6136 W Manchester Project" site.

Pacific Community Police Station's emergency response system is directly linked to the Los Angeles Police Department's Communication and Dispatch Center. Communication Division has the responsibility to staff this Dispatch Center. The staff are incident trained personnel that handle radio and telephone calls for service. They dispatch these requests to the proper emergency and non-emergency personnel as required. Lastly, they provide the City personnel involved with the necessary information to execute their duties for all incidents.

These operations are performed 24 hours a day, 7 days a week, 365 days a year. This includes 911 emergency calls (police, fire and medical). In referencing Communication Division, their main area of concentration is the dispatching and follow-up on police calls for service. Communication Division's "Emergency Operations Center" (EOC / DOC), also works in concert with the Los Angeles Fire Department's (LAFD) "Metropolitan Fire Communications Center" (MFC).

Additional emergency response entities that Communication Division interacts include, but not limited to, the Los Angeles County Fire Department (LACOFD), the Los Angeles County Sheriff's Department (LASD), and other regional city police and fire agencies. This interaction is performed to ensure coordinated responses to all emergencies and incidents that occur, will occur or have occurred in Los Angeles City and Los Angeles County regions.

Divisional and Citywide Response Times:

According to the Los Angeles Police Department's Computer Statistics (COMPSTAT) Division, the average police response time to emergency, high priority calls (Code 3) in the Pacific Area was 5.9 minutes. This was done with a dispatch median time of 1.5 minutes. The medium high priority response time (Code 2) was 17.6 minutes. This was done with a dispatch median time of 3.5 minutes. Lower priority, non-emergency response times, was 31.6 minutes. These non-emergency calls had a dispatch median time of 13.5 minutes.

Citywide response times during this same 4-week period was 4.7 minutes for emergency, high priority calls (Code 2). The dispatch median time of 1.5 minutes. The medium high priority response times were 15.6 minutes with a dispatch time of 4.5 minutes. Lower priority response times were 31.4 minutes with a dispatch time of 12.6 minutes.

These response times were taken from the statistics submitted by Pacific Division to COMPSTAT, for a 4-week period between January 22, 2023 through February 18, 2023. During this same 4-week period, Pacific Division answered 290 emergency calls for service, 1,105 medium high priority calls and 1,218 low priority calls.

Citywide, for the same 4-week period, the Los Angeles Police Department answered 6,753 emergency calls for service, 26,471 medium high priority calls and 21,367 low priority calls. The response times stated are adequate performance times for this police division.

Statistics:

The following is one month of crime statistics for RD 1487 (6136 W Manchester Project) and Pacific Division 5-year crime statistics for the years 2018-2022. Also included are Citywide crime statistics, broken down by month for the same period.

Pacific Division Crime YTD and 5-year totals	**2022**	**2021**	**2020**	**2019**	**2018**	**Crime in RD 1487 01-29-2023 / 02-25-2023**
Violent Crime	1064	1167	1062	936	872	5
Property Crime	7315	7089	6094	6637	6656	21
Homicide	9	9	5	5	4	0
Rape	79	68	87	91	101	0
Robbery	284	308	288	276	280	2
Aggravated Assault	692	782	682	564	487	3
Burglary	1059	1021	1033	1053	1120	0
Motor Vehicle Theft	1648	1633	1236	820	869	9
Burglary Theft from Vehicle	2254	2276	1858	1870	1924	7
Personal/Other Theft	2354	2159	1967	2894	2743	5

Supplemental Divisions. 5-year crime totals. This graph left blank intentionally:

Division — Crime YTD and 5-year totals	2022	2021	2020	2019	2018	Crime in RD 0000 0-0-2022 / 0-0-2022
Violent Crime	--	--	--	--	--	--
Property Crime	--	--	--	--	--	--
Homicide	--	--	--	--	--	--
Rape	--	--	--	--	--	--
Robbery	--	--	--	--	--	--
Aggravated Assault	--	--	--	--	--	--
Burglary	--	--	--	--	--	--
Motor Vehicle Theft	--	--	--	--	--	--
Burglary Theft from Vehicle	--	--	--	--	--	--
Personal/Other Theft	--	--	--	--	--	--

Citywide 5-year crime totals:

Citywide Crime Statistics Crime YTD and 5-year totals	2022	2021	2020	2019	2018	Crime in RD 0000 00-00-2022 / 00-00-2022
Violent Crime	30927	30529	28465	29001	29760	--
Property Crime	102071	92091	86612	95211	101419	--
Homicide	383	402	355	258	260	--
Rape	1412	1563	1541	1864	2151	--
Robbery	9100	8497	8014	9636	10327	--
Aggravated Assault	20032	20067	18555	17243	17022	--
Burglary	14787	13007	13750	13672	16025	--
Motor Vehicle Theft	25901	24555	21462	15772	17452	--
Burglary Theft from Vehicle	31997	29640	27637	31105	33074	--
Personal/Other Theft	29388	24889	23763	34662	34686	--

Divisional year totals, month to month:

2022 Pacific Crime Statistics	Violent Crimes	Property Crimes	Homicide	Rape	Robbery	Aggravate Assault	Burglary	Motor Vehicle Theft	Burglary Theft from Vehicle	Personal/Other Theft
JAN	85	523	0	4	25	54	82	122	177	142
FEB	157	953	4	10	41	102	171	229	308	245
MAR	240	1609	5	17	68	150	277	359	529	444
APR	352	2359	0	21	92	231	391	538	756	674
MAY	446	2920	0	24	120	294	462	666	926	866
JUN	529	3408	0	33	141	347	539	775	1068	1026
JUL	637	4028	0	43	169	416	636	939	1221	1232
AUG	716	4615	0	49	190	468	696	1090	1389	1440
SEP	804	5021	0	53	211	531	772	1207	1486	1556
OCT	923	5686	0	65	244	605	883	1381	1683	1739
NOV	986	6046	0	72	262	643	938	1497	1775	1836
DEC	1064	7315	0	79	284	692	1059	1648	2254	2354

Citywide year totals, month to month:

2022 City Wide Crime Statistics	Violent Crimes	Property Crimes	Homicide	Rape	Robbery	Aggravate Assault	Burglary	Motor Vehicle Theft	Burglary Theft from Vehicle	Personal/Other Theft
JAN	2208	6751	30	71	704	1403	1049	1926	2236	1540
FEB	4474	14275	55	162	1434	2823	2165	3873	4648	3589
MAR	6872	21988	78	278	2192	4324	3235	5863	7084	5806
APR	9895	31896	122	428	3086	6259	4605	8596	10203	8492
MAY	12349	39714	146	531	3796	7876	5812	10686	12516	10700
JUN	15018	47529	176	653	4548	9641	7020	12685	14839	12985
JUL	18193	56796	223	789	5499	11682	8474	15197	17581	15544
AUG	20738	64740	263	888	6243	13344	9580	17262	19913	17985
SEP	23222	72287	295	992	6915	15020	10673	19244	22139	20231
OCT	26208	81901	329	1153	7716	17010	11962	21745	25095	23099
NOV	28354	89758	352	1263	8372	18368	13144	23598	27654	25321
DEC	30927	10271	383	1421	1412	20032	14785	25901	31997	29388

Pacific Area

5 Year Comparison Report (Current v Previous)

CRIME	2022	2021	% CHG	2021	2020	% CHG	2020	2019	% CHG	2019	2018
Homicide	9	9	0.0%	9	5	80.0%	5	5	0.0%	5	4
Rape(121,122,815,820,821)	79	68	16.2%	68	87	-21.8%	87	91	-4.4%	91	101
Robbery	284	308	-7.8%	308	288	6.9%	288	276	4.3%	276	280
Aggravated Assault*	692	782	-11.5%	782	682	14.7%	682	564	20.9%	564	487
Total Violent Crimes	**1064**	**1167**	**-8.8%**	**1167**	**1052**	**9.9%**	**1062**	**936**	**13.5%**	**936**	**872**
Burglary	1059	1021	3.7%	1021	1033	-1.2%	1033	1053	-1.9%	1053	1120
Motor Vehicle Theft	1648	1633	0.9%	1633	1236	32.1%	1236	820	50.7%	820	869
BTFV	2254	2276	-1.0%	2276	1858	22.5%	1858	1870	-0.6%	1870	1924
Personal/Other Theft	2354	2159	9.0%	2159	1967	9.8%	1967	2894	-32.0%	2894	2743
Total Property Crimes	**7315**	**7089**	**3.2%**	**7089**	**6094**	**16.3%**	**6094**	**6637**	**-8.2%**	**6637**	**6656**

Citywide

5 Year Comparison Report (Current v Previous)

CRIME	2022	2021	% CHG	2021	2020	% CHG	2020	2019	% CHG	2019	2018
Homicide	383	402	-4.7%	402	355	13.2%	355	258	37.6%	258	260
Rape(121,122,815,820,821)	1412	1563	-9.7%	1563	1541	1.4%	1541	1864	-17.3%	1864	2151
Robbery	9100	8497	7.1%	8497	8014	6.0%	8014	9636	-16.8%	9636	10327
Aggravated Assault*	20032	20067	-0.2%	20067	18555	8.1%	18555	17243	7.6%	17243	17022
Total Violent Crimes	**30927**	**30529**	**1.3%**	**30529**	**28465**	**7.3%**	**28465**	**29001**	**-1.8%**	**29001**	**29760**
Burglary	14785	13007	13.7%	13007	13750	-5.4%	13750	13672	0.6%	13672	16025
Motor Vehicle Theft	25901	24555	5.5%	24555	21462	14.4%	21462	15772	36.1%	15772	17452
BTFV	31997	29640	8.0%	29640	27637	7.2%	27637	31105	-11.1%	31105	33074
Personal/Other Theft	29388	24889	18.1%	24889	23763	4.7%	23763	34662	-31.4%	34662	34868
Total Property Crimes	**102071**	**92091**	**10.8%**	**92091**	**86612**	**6.3%**	**86612**	**95211**	**-9.0%**	**95211**	**101419**

PART 1 CRIMES BY WATCH REPORT
BY AREA
REPORT COVERING THE WEEK OF 04/02/2023 THRU 04/08/2023

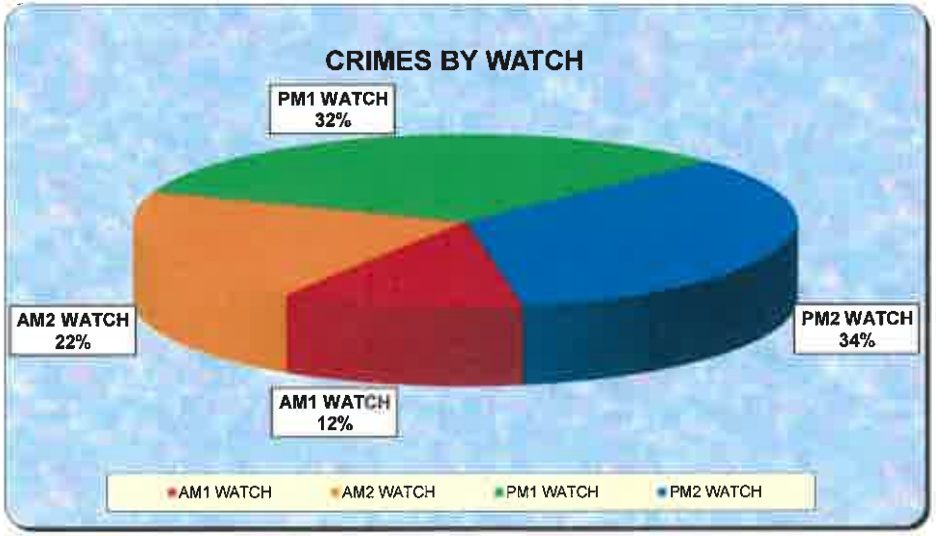
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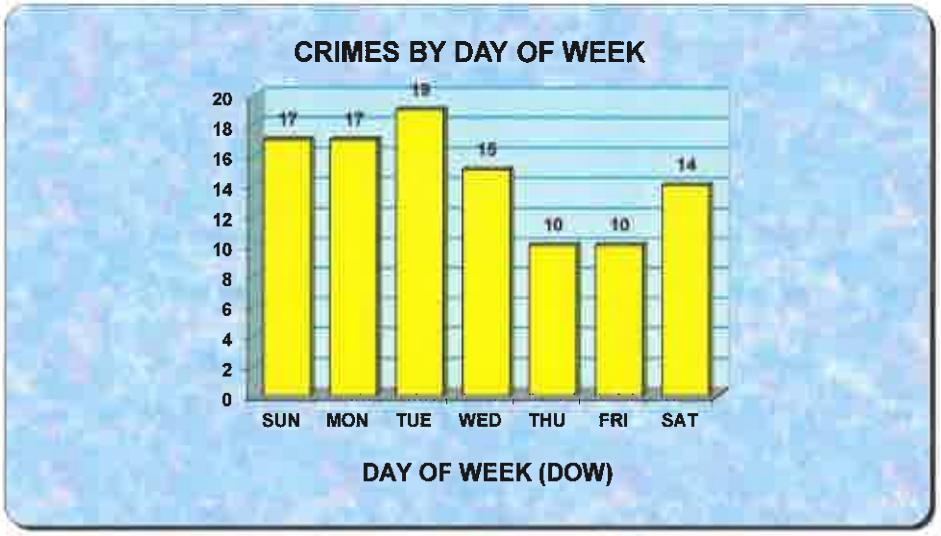
Watch	TIME OF DAY	SUN	MON	TUE	WED	THU	FRI	SAT	Grand Total
AM1 WATCH	0001-0059	0	0	0	1	0	0	1	2
	0100-0159	0	1	0	3	0	0	1	5
	0200-0259	0	0	1	0	0	0	0	1
	0300-0359	0	0	0	1	0	0	0	1
	0400-0459	0	0	0	1	0	0	0	1
	0500-0559	0	0	0	0	0	0	2	2
AM1 WATCH Total		**0**	**1**	**1**	**6**	**0**	**0**	**4**	**12**
AM2 WATCH	0600-0659	0	0	0	0	0	0	0	0
	0700-0759	1	0	3	1	0	1	1	7
	0800-0859	0	8	0	0	0	0	0	8
	0900-0959	0	0	0	0	1	0	0	1
	1000-1059	0	1	1	2	0	0	0	4
	1100-1159	1	0	0	0	1	0	0	2
AM2 WATCH Total		**2**	**9**	**4**	**3**	**2**	**1**	**1**	**22**
PM1 WATCH	1200-1259	0	0	4	0	2	0	0	6
	1300-1359	0	1	1	0	0	0	1	3
	1400-1459	1	2	1	0	0	0	2	6
	1500-1559	2	0	0	0	2	0	1	5
	1600-1659	0	0	2	1	1	1	0	5
	1700-1759	4	0	1	2	0	0	1	8
PM1 WATCH Total		**7**	**3**	**9**	**3**	**5**	**1**	**5**	**33**
PM2 WATCH	1800-1859	1	2	0	0	0	3	3	9
	1900-1959	0	1	1	1	2	0	0	5
	2000-2059	3	1	1	1	1	0	0	7
	2100-2159	1	0	2	1	0	2	0	6
	2200-2259	2	0	0	0	0	1	1	4
	2300-2400	1	0	1	0	0	2	0	4
PM2 WATCH Total		**8**	**4**	**5**	**3**	**3**	**8**	**4**	**35**
Grand Total		**17**	**17**	**19**	**15**	**10**	**10**	**14**	**102**

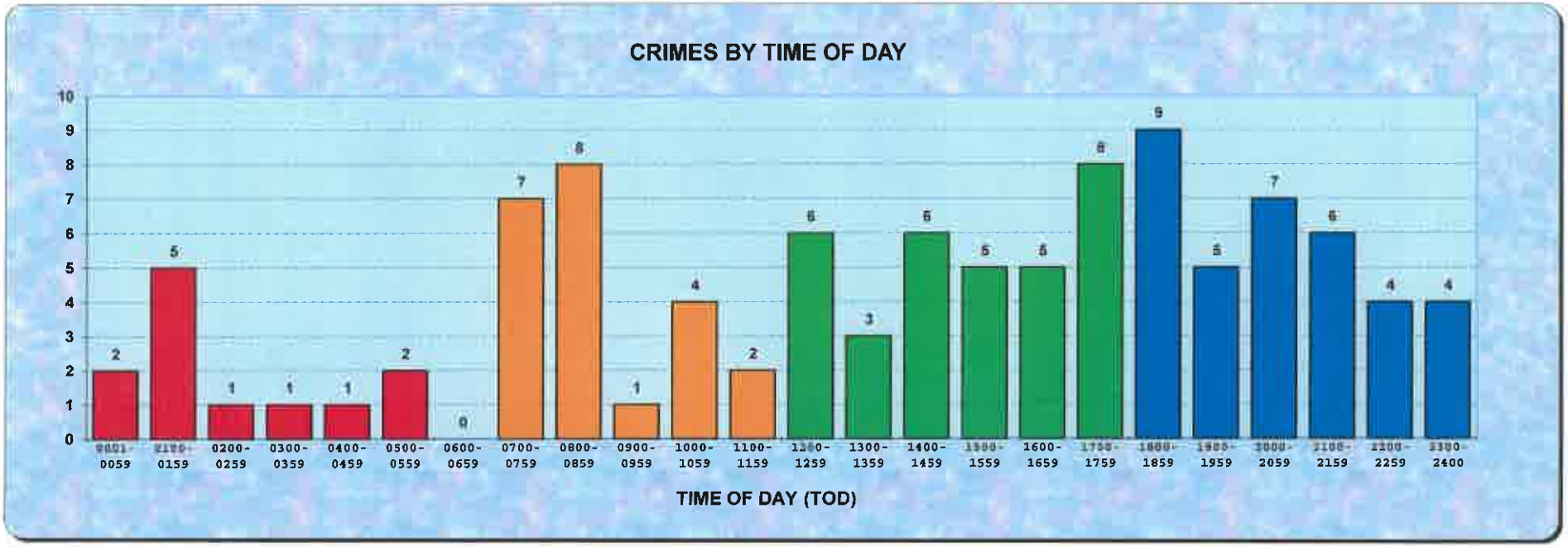
Prepared By:
ADSD, LAPD

4/12/202312:31 PM PAC

PART 1 CRIMES BY WATCH REPORT







Prepared By:
ADSD, LAPD

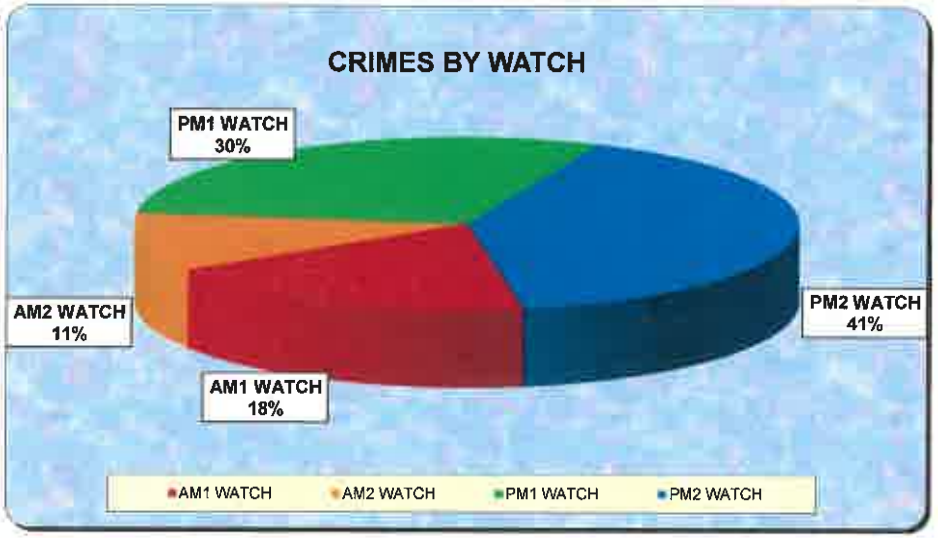
VIOLENT CRIMES BY WATCH REPORT
BY AREA
REPORT COVERING THE WEEK OF 04/02/2023 THRU 04/08/2023

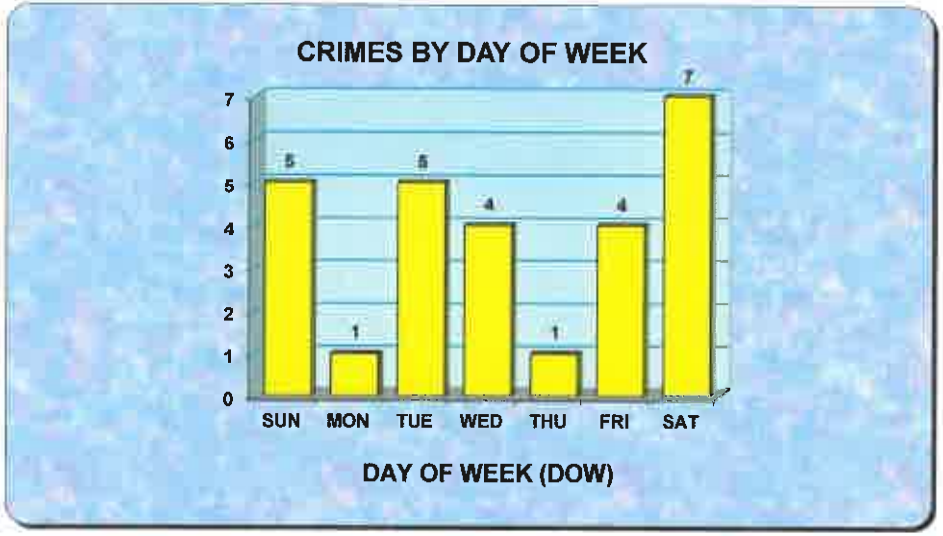
AREA_DESC Pacific

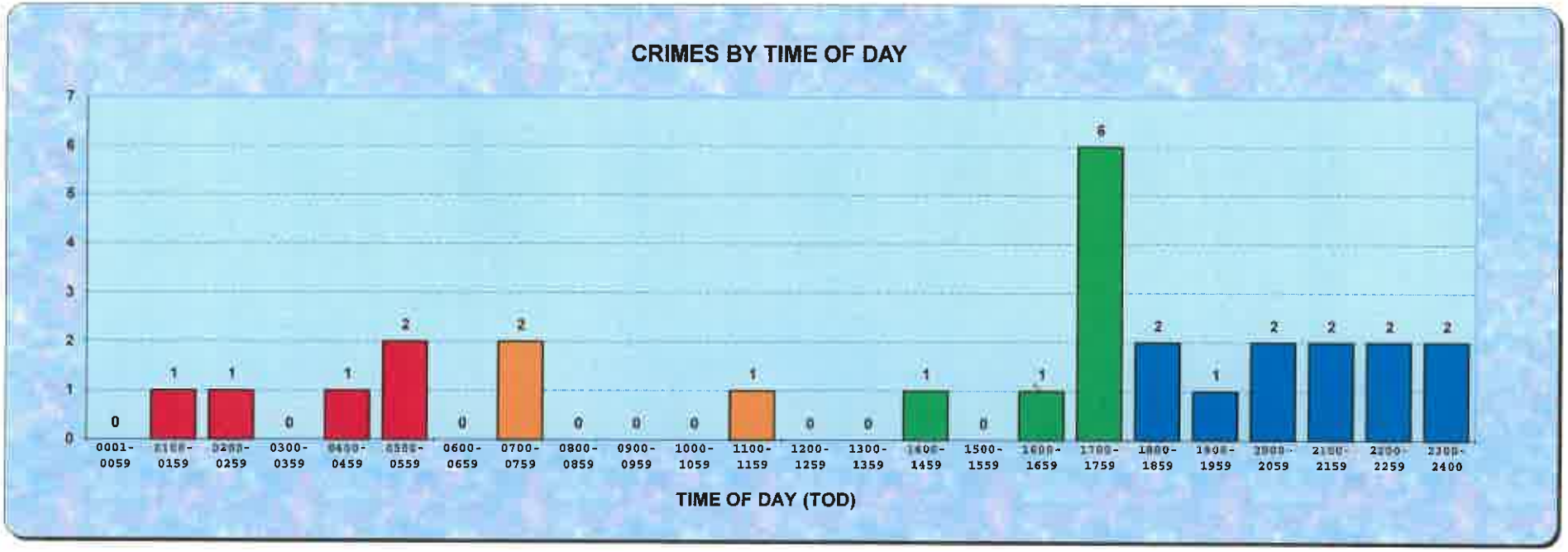
Watch	TIME OF DAY	SUN	MON	TUE	WED	THU	FRI	SAT	Grand Total
AM1 WATCH	0001-0059	0	0	0	0	0	0	0	0
	0100-0159	0	1	0	0	0	0	0	1
	0200-0259	0	0	1	0	0	0	0	1
	0300-0359	0	0	0	0	0	0	0	0
	0400-0459	0	0	0	1	0	0	0	1
	0500-0559	0	0	0	0	0	0	2	2
AM1 WATCH Total		**0**	**1**	**1**	**1**	**0**	**0**	**2**	**5**
AM2 WATCH	0600-0659	0	0	0	0	0	0	0	0
	0700-0759	0	0	1	0	0	0	1	2
	0800-0859	0	0	0	0	0	0	0	0
	0900-0959	0	0	0	0	0	0	0	0
	1000-1059	0	0	0	0	0	0	0	0
	1100-1159	0	0	0	0	1	0	0	1
AM2 WATCH Total		**0**	**0**	**1**	**0**	**1**	**0**	**1**	**3**
PM1 WATCH	1200-1259	0	0	0	0	0	0	0	0
	1300-1359	0	0	0	0	0	0	0	0
	1400-1459	0	0	0	0	0	0	1	1
	1500-1559	0	0	0	0	0	0	0	0
	1600-1659	0	0	1	0	0	0	0	1
	1700-1759	3	0	0	2	0	0	1	6
PM1 WATCH Total		**3**	**0**	**1**	**2**	**0**	**0**	**2**	**8**
PM2 WATCH	1800-1859	0	0	0	0	0	1	1	2
	1900-1959	0	0	0	1	0	0	0	1
	2000-2059	1	0	1	0	0	0	0	2
	2100-2159	0	0	0	0	0	2	0	2
	2200-2259	0	0	0	0	0	1	1	2
	2300-2400	1	0	1	0	0	0	0	2
PM2 WATCH Total		**2**	**0**	**2**	**1**	**0**	**4**	**2**	**11**
Grand Total		**5**	**1**	**5**	**4**	**1**	**4**	**7**	**27**

Prepared By:
ADSD, LAPD

VIOLENT CRIMES BY WATCH REPORT







Prepared By:
ADSD, LAPD

There are no planned improvements to the Pacific Area Community Police Station and or it's protection facilities currently. These planned project improvements and or non-planned improvements are intended only for the service areas of the "6136 W Manchester Project" site.

Additionally, at this time, there are no special police protection requirements needed by law enforcement because of the specific attributes of the "6136 W Manchester Project" site.

The "6136 W Manchester Project" site, individually or combined with other past or present projects, will not result in the need for new or altered police facilities.

This concludes the "6136 W Manchester Project" site Environmental Impact Report. If there are any further questions regarding this report, please email them to CPTED@lapd.online for the fastest response time.

Thank You for your patience,

Prepared by:

Officer Alfonso Velasco, CPD
Los Angeles Police Department
Public Engagement Section
Crime Prevention Through Environmental Design

100 West 1st Street, RM 250
Los Angeles, CA 90012
E-mail: CPTED@lapd.online
213-486-6000

Appendix J.4

Los Angeles Police Department Correspondence

From: Ashley Munoz
Sent: Wednesday, April 3, 2024 9:49 AM
To: Crime Prevention Through Environmental Design <CPTED@lapd.online>
Subject: RE: 6136 W. Manchester Project - Revised Project Description

Perfect, thank you for confirming.

From: Crime Prevention Through Environmental Design <CPTED@lapd.online>
Sent: Wednesday, April 3, 2024 8:09 AM
To: Ashley Munoz <a.munoz@eyestoneeir.com>
Subject: Re: 6136 W. Manchester Project - Revised Project Description

Hello,

In reviewing your EIR for the 6136 W. Manchester Ave Project, I concluded that your slight increase in the projects' units does not affect the overall conclusion of the Environmental Impact Report. The conclusions of the report shall remain the same.

Regards,

James Nichols, CPD
Los Angeles Police Department
Public Engagement Section
Crime Prevention Through Environmental Design Unit
100 West 1st Street Room 250
Los Angeles, CA., 90012
213-486-6000
CPTED@lapd.online

From: Ashley Munoz <a.munoz@eyestoneeir.com>
Sent: Tuesday, April 2, 2024 6:48 PM
To: Crime Prevention Through Environmental Design <CPTED@lapd.online>
Subject: 6136 W. Manchester Project - Revised Project Description

ATTENTION: This email originated outside of LAPD. Do not click on links or open attachments unless you recognize the sender and know the content is safe.

Hello,

Attached is the revised Project Description for the 6136 W. Manchester Project. As you will see in the revised project description, the number of units increased from 441 new residential units to 489 new residential units; however, the total floor area for the proposed development has not changed.

Please review and confirm the additional incremental unit increase does not change the conclusions of the letter issued April 12, 2023.

Thank you.

Ashley Muñoz
Planner

eyestone ENVIRONMENTAL

2121 Rosecrans Avenue, Suite 3355
El Segundo, CA 90245
T (424) 207-5337 (direct)
T (424) 207-5333
F (424) 207-5349
Email a.munoz@eyestoneeir.com

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Please consider the environment before printing this email.

Appendix J.5

Los Angeles Unified School District
Response Letter

LOS ANGELES UNIFIED SCHOOL DISTRICT
Facilities Services Division

August 12, 2024

Ashey Muñoz
2121 Rosecrans Avenue, Suite 3355
El Segundo, CA 90245

Re: 6136 W. Manchester Boulevard Project

Dear Ms. Muñoz,

In response to your request for information, please find an ***Updated LAUSD Schools Enrollments and Capacities Report*** for the schools and programs serving the 6136 W. Manchester Boulevard Project, located at 6136 Manchester Avenue and 8651 La Tijera Boulevard. The project has been revised. The number of units to be constructed increased from 441 new residential units to 489 residential and live-work units, inclusive of 64 units for Very Low-income Households, and consisting of 229 studios, 172 one-bedroom units (including 6 one-bedroom live-work units), and 88 two-bedroom units, including retail/commercial use. At this time reporting is based on individual project address, without reporting on the combined impacts of other project addresses served by the same schools. This report contains the most recent data available on operating capacities and enrollments, and is designed to address any questions pertaining to overcrowding and factors related to school capacity. All schools operate on single track calendar.

Please note that no new school construction is planned and the data in this report *already take into account*: portable classrooms on site, additions being built onto existing schools, student permits and transfers, programs serving choice areas, and any other operational activities or educational programming affecting the operating capacities and enrollments among LAUSD schools.

Additional information about LAUSD's Capital improvement programs can be found on the Facilities Services Division Capital Projects Dashboard webpage. Listings of residential schools and other programs serving the project can be found using LAUSD's Residential School Finder.

Student generation rates can be found in the Developer Fee Justification Study.

ATTACHMENTS

1. LAUSD SCHOOLS ENROLLMENTS AND CAPACITIES REPORT

2. BOUNDARY DESCRIPTIONS FOR SCHOOLS SERVING PROPOSED PROJECT
   Boundary descriptions for existing schools identified as serving the proposed project

Sincerely,

Vincent Maffei, Director
School Management Services and Demographics

PROJECT SERVED: 6136 W. Manchester Boulevard Project, located at 6136 Manchester Avenue and 8651 La Tijera Boulevard. The project has been revised. The number of units to be constructed increased from 441 new residential units to 489 residential and live-work units, inclusive of 64 units for Very Low-income Households, and consisting of 229 studios, 172 one-bedroom units (including 6 one-bedroom live-work units), and 88 two-bedroom units, including retail/commercial use.

SCHOOL YEAR: 2023-2024

1	2	3	4	5	6	7	8	9	10
Cost Center Code	School Name	Capacity	Resident Enrollment	Actual Enrollment	**Current seating overage/(shortage)**	Overcrowded **Now**?	Projected Enrollment	**Projected seating overage/(shortage)**	Overcrowding Projected in **Future**?
1771201	Westport Hts El	246	459	182	(213)	**Yes**	514	(268)	**Yes**
1524001	Katherine Johnson STEM Academy	205	-	136	-	**-**	-	-	**-**
1C14901	WRIGHT MS FRS Magnet °	640	842	409	(202)	**Yes**	768	(128)	**Yes**
	WESTCHESTER HS RESIDENTIAL MAGNET	**654**	**982**	**621**	**(328)**	**Yes**	**972**	**(318)**	**Yes**
1894301	WESM Hlth/Sports Med °	-	-	315	-	-	-	-	-
1894309	WESM Gifted/Sci/Tech/Eng/Arts/Math Magnet °	-	-	114	-	-	-	-	-
1894310	WESM Env/Nat Sci & Eng Residential Magnet °	-	-	192	-	-	-	-	-

[a] Schools & programs that are part of a "school choice area" pull enrollments from the area school(s) that have resident attendance boundaries.

Seating overage/shortage and overcrowding is calculated and reported for the school choice area as a whole; capacity and actual enrollment is reported for each individual school and/or program listed in the shaded cells.

Schools Planned to Relieve Known Overcrowding

NONE

see next page

NOTES:

[1] School's ID code.

[2] School's name

[3] School's operating capacity. The maximum number of students the school can serve with the school's classroom utilization. Excludes capacity allocated to charter co-locations. Includes capacity for dual language and magnet programs.

[4] The total number of students living in the school's attendance area and who are eligible to be served by school programs as of the start of the school year. Includes resident students eligible to enroll at any dual language or on-site magnet centers.

[5] The number of all students actually attending all programs at the school at the start of the reported school year. Includes all dual language and magnet students.

[6] Reported school year seating overage or (shortage): equal to (capacity) - (resident enrollment).

[7] Reported school year overcrowding status of school. The school is overcrowded if any of these conditions exist:

-There is a seating shortage.

-There is a seating overage of LESS THAN or EQUAL TO a margin of 20 seats.

[8] Projected 5-year total number of students living in the school's attendance area and who are eligible to be served by school programs as of the start of the school year. Includes resident students enrolled at any dual language or on-site magnet centers.

[9] Projected seating overage or (shortage): equal to (capacity) - (projected enrollment).

[10] Projected overcrowding status of school. The school will be considered overcrowded in the future if any of these conditions exist:

-There is a seating shortage in the future.

-There is a seating overage of LESS THAN or EQUAL TO a margin of 20 seats in the future.

o Resident Magnet School Enrollment: Actual enrollment includes the number of resident students attending the school plus all other eligible students selected through the application process.

* Enrollment is by application only.

LOS ANGELES UNIFIED SCHOOL DISTRICT
Facilities Services Division

LOC. CODE: 7712 COST CENTER: 1771201

SUBJECT: NEW SERVICE BOUNDARY DESCRIPTION FOR WESTPORT HEIGHTS SCHOOL EFFECTIVE JULY 1, 2017.

The area described below has been approved as the attendance area served by the above-mentioned school. The description starts at the most northwesterly corner and follows the streets in clockwise order. Boundaries are on the center of the street unless otherwise noted.

This boundary supersedes boundary effective July 1, 1995.

This is an official copy for your file.

(GRADES K - 5)

LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY * AVIATION BOULEVARD * LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY * SEPULVEDA BOULEVARD.

WESTSIDE ELEMENTARY SCHOOL ZONE of CHOICE

(GRADES K - 5)

JEFFERSON BOULEVARD * WESTLAWN AVENUE AND EXTENSION * A LINE WESTERLY AND SOUTHERLY, ALONG THE BLUFFS SOUTH OF BLUFF CREEK DRIVE AND SEWER ROAD, TO SOUTHERLY EXTENSION OF McCONNELL AVENUE * McCONNELL AVENUE AND EXTENSION.

Westside Elementary School Zone of Choice: eight schools or educational programs that students will be able to make application to when resident to this attendance boundary area. For the current school year students in grades K - 5 have seven choices: Cowan Avenue; Kentwood; Loyola Village Fine Arts Elementary School Magnet; Playa Del Rey; Playa Vista; Short Avenue; or Westport Heights. Students entering Kindergarten will have the addition of Cowan Avenue Dual Language Center, or Paseo Del Rey Natural Sciences Elementary School Magnet.

For assistance, please call Master Planning & Demographics, Facilities Services Division, at (213) 241-8044.

APPROVED: MARK HOVATTER, Chief Facilities Executive, Facilities Services Division

DISTRIBUTION: School
Transportation Branch
Master Planning and Demographics
Office of Environmental Health and Safety
Department of Transportation, City of L. A.

LOS ANGELES UNIFIED SCHOOL DISTRICT
Facilities **S**ervices **D**ivision

LOC. CODE: 5240 **COST CENTER:** 1524001

SUBJECT: CLARIFICATION OF THE BOUNDARY DESCRIPTION FOR KATHERINE JOHNSON STEM ACADEMY EFFECTIVE JULY 1, 2017 (UPDATED 7-1-2018) (NAME CHANGE 7-2-2018) (CLARIFIED 3-20-2024).

This clarification of the existing boundary description does not change the intent of the boundary as it was approved on July 1, 2017 (updated 7-1-2018; name change 7-2-2018). The description starts at the most northwesterly corner and follows the streets in clockwise order. Boundaries are on the center of the street unless otherwise noted.

This is an official copy for your file.

(GRADES 6 - 8)

OPTIONAL: KATHERINE JOHNSON STEM ACADEMY AND ORVILLE WRIGHT MIDDLE SCHOOL ENGINEERING & DESIGN MAGNET

BALLONA CREEK * BAY STREET AND EXTENSION * JEFFERSON BOULEVARD * CAMPUS CENTER DRIVE AND EXTENSION * A LINE EASTERLY AND NORTHERLY ALONG THE BLUFFS SOUTH OF TEALE STREET, SEWER ROAD, AND BLUFF CREEK DRIVE * CENTINELA AVENUE (BOTH SIDES EXCLUDED) TO THE LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY * LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY * PACIFIC OCEAN.

OPTIONAL: JOHNSON STEM ACADEMY, MARINA del REY MIDDLE SCHOOL, OR WRIGHT MIDDLE SCHOOL ENGINEERING & DESIGN MAGNET

JEFFERSON BOULEVARD * CAMPUS CENTER DRIVE AND EXTENSION * A LINE WESTERLY AND SOUTHERLY, ALONG THE BLUFFS SOUTH OF BLUFF CREEK DRIVE AND SEWER ROAD, TO EXTENSION SOUTHERLY OF DAWN CREEK * DAWN CREEK AND EXTENSION.

For assistance, please call Master Planning & Demographics, Facilities Services Division, at (213) 241-8044.

APPROVED: KRISZTINA TOKES, Chief Facilities Executive, Facilities Services Division

DISTRIBUTION:
School
Transportation Branch
Master Planning and Demographics
Office of Environmental Health and Safety
Department of Transportation, City of L. A.

LOS ANGELES UNIFIED SCHOOL DISTRICT
Facilities **S**ervices **D**ivision

LOC. CODE: 8493 **COST CENTER:** 1849301

SUBJECT: CLARIFICATION OF THE BOUNDARY DESCRIPTION FOR ORVILLE WRIGHT MIDDLE SCHOOL ENGINEERING & DESIGN MAGNET EFFECTIVE JULY 1, 2017 (CLARIFIED 3-20-2024).

This clarification of the existing boundary description does not change the intent of the boundary as it was approved on July 1, 2017. The description starts at the most northwesterly corner and follows the streets in clockwise order. Boundaries are on the center of the street unless otherwise noted.

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(GRADES 6 - 8)

OPTIONAL: ORVILLE WRIGHT MIDDLE SCHOOL ENGINEERING & DESIGN MAGNET AND KATHERINE JOHNSON STEM ACADEMY

BALLONA CREEK * BAY STREET AND EXTENSION * JEFFERSON BOULEVARD * CAMPUS CENTER DRIVE AND EXTENSION * A LINE EASTERLY AND NORTHERLY ALONG THE BLUFFS SOUTH OF TEALE STREET, SEWER ROAD, AND BLUFF CREEK DRIVE * CENTINELA AVENUE (BOTH SIDES EXCLUDED) TO THE LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY * LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY * PACIFIC OCEAN.

OPTIONAL: WRIGHT MIDDLE SCHOOL ENGINEERING & DESIGN MAGNET, JOHNSON STEM ACADEMY, OR MARINA del REY MIDDLE SCHOOL

JEFFERSON BOULEVARD * CAMPUS CENTER DRIVE AND EXTENSION * A LINE WESTERLY AND SOUTHERLY, ALONG THE BLUFFS SOUTH OF BLUFF CREEK DRIVE AND SEWER ROAD, TO EXTENSION SOUTHERLY OF DAWN CREEK * DAWN CREEK AND EXTENSION.

For assistance, please call Master Planning & Demographics, Facilities Services Division, at (213) 241-8044.

APPROVED: KRISZTINA TOKES, Chief Facilities Executive, Facilities Services Division

DISTRIBUTION:
School
Transportation Branch
Master Planning and Demographics
Office of Environmental Health and Safety
Department of Transportation, City of L. A.

LOS ANGELES UNIFIED SCHOOL DISTRICT
Facilities **S**ervices **D**ivision

LOC. CODE: 8943 **COST CENTER:** 1894301

SUBJECT: CLARIFICATION OF THE BOUNDARY DESCRIPTION FOR WESTCHESTER ENRICHED SCIENCES MAGNETS HIGH SCHOOL EFFECTIVE JULY 1, 2016 (CLARIFIED 7-1-2017).

This clarification of the existing boundary description does not change the intent of the boundary as it was approved on July 1, 2016. The description starts at the most northwesterly corner and follows the streets in clockwise order. Boundaries are on the center of the street unless otherwise noted.

This is an official copy for your file.

(GRADES 9 - 12)

BALLONA CREEK * LINCOLN BOULEVARD TO BLUFF CREEK DRIVE * EXTENSION WESTERLY OF BLUFF CREEK DRIVE THROUGH AND EXCLUDING 7599 CABORA DRIVE * VERAGUA DRIVE EXTENSION * BERGER AVENUE (BOTH SIDES) * 80TH STREET * RAYFORD DRIVE * 81ST STREET AND EXTENSION TO LINCOLN BOULEVARD * LINCOLN BOULEVARD (BOTH SIDES) TO LOYOLA MARYMOUNT UNIVERSITY DRIVE * LINCOLN BOULEVARD * CABORA DRIVE (BOTH SIDES) AND EXTENSION TO EXTENSION OF DAWN CREEK * A LINE EASTERLY AND NORTHERLY ALONG THE BLUFFS SOUTH OF TEALE STREET, SEWER ROAD, AND BLUFF CREEK DRIVE * CENTINELA AVENUE (BOTH SIDES EXCLUDED) TO THE LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY * LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY * PACIFIC OCEAN.

OPTIONAL: VENICE HIGH SCHOOL AND WESTCHESTER ENRICHED SCIENCES MAGNETS HIGH SCHOOL

BALLONA CREEK, NORTHERLY AND EASTERLY, FROM LINCOLN BOULEVARD TO EXTENSION OF BAY STREET * BAY STREET AND EXTENSION * JEFFERSON BOULEVARD * CAMPUS CENTER DRIVE AND EXTENSION * A LINE WESTERLY AND SOUTHERLY, ALONG THE BLUFFS SOUTH OF BLUFF CREEK DRIVE AND SEWER ROAD, TO SOUTHERLY EXTENSION OF DAWN CREEK * A LINE SOUTHERLY AND WESTERLY, ALONG THE BLUFFS SOUTH OF BLUFF CREEK DRIVE, FROM SOUTHERLY EXTENSION OF DAWN CREEK TO EXTENSION OF CABORA DRIVE * CABORA DRIVE (BOTH SIDES EXCLUDED) * LINCOLN BOULEVARD TO LOYOLA MARYMOUNT UNIVERSITY DRIVE * LINCOLN BOULEVARD (BOTH SIDES EXCLUDED) TO EXTENSION OF 81ST STREET * 81ST STREET AND EXTENSION * RAYFORD DRIVE * 80TH STREET * BERGER AVENUE (BOTH SIDES EXCLUDED) * VERAGUA DRIVE EXTENSION THROUGH AND INCLUDING 7599 CABORA DRIVE * A LINE FROM 7599 CABORA DRIVE TO LINCOLN BOULEVARD AT BLUFF CREEK DRIVE * LINCOLN BOULEVARD.

For assistance, please call Master Planning & Demographics, Facilities Services Division, at (213) 241-8044.

APPROVED: MARK HOVATTER, Chief Facilities Executive, Facilities Services Division

DISTRIBUTION:
School
Transportation Branch
Master Planning and Demographics
Office of Environmental Health and Safety
Department of Transportation, City of L. A.

Appendix J.6

Los Angeles Department of Recreation and Parks Response Letter

DEPARTMENT OF RECREATION AND PARKS

BOARD OF COMMISSIONERS

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CATHIE SANTO DOMINGO
ASSISTANT GENERAL MANAGER

BELINDA JACKSON
ACTING ASSISTANT GENERAL MANAGER

(213) 202-2633 FAX (213) 202-2614

September 8, 2022

Heather Bleemers
Senior City Planner
DEPARTMENT OF CITY PLANNING

REQUEST FOR INFORMATION REGARDING RECREATIONAL AND PARK SERVICES FOR THE 6136 WEST MANCHESTER BOULEVARD Project IN THE CITY OF LOS ANGELES

Dear Ms. Bleemers:

The following has been prepared in response to your request for Recreation and Parks information relative to the proposed 6136 West Manchester Boulevard Project. This project proposes the development of a residential project with 441 residential apartment units (inclusive of 6 Very Low-Income units) on a site generally located at 6136 West Manchester Avenue and 8651 La Tijera Boulevard in the Westchester-Playa del Rey Community Plan.

1. A list of the parks and recreational facilities located within a two-mile radius of the Project Site, including the name of the park, the distance of the park from the Project Site, the park type, and amenities provided.

The following park(s) are located within a two-mile radius of the Project Site:

- Westchester Recreation Center, a community park located at 7000 West Manchester Avenue.

For additional information regarding facilities and features available in these parks visit our website: www.laparks.org.

2. *Existing ratio of developed parkland per resident on a citywide basis and within the Westchester–Playa del Rey Community Plan area*.

The Westchester-Playa Del Rey Community Plan Area, within which the project is located, has a parkland acres-to-population ratio of neighborhood and community parks of 2.4 acres per 1,000 residents. The Public Recreation Plan, a portion of the Service Element of the City's General Plan, sets a goal of a parkland acres-to-population ratio of neighborhood and community parks of 4.0 acres per 1,000 residents.

3. *The current capacity and level of use of parks and recreational facilities within two miles of the Project Site:*

While data regarding the level of use for the recreational facilities that serve the project site is not available, parks within the surrounding community are heavily utilized and often overburdened.

4. *Please indicate if there are future plans for construction or expansion of parks and recreational facilities within a two-mile radius of the Project Site.*

There are currently none.

5. *Would the Project, either individually or combined with other past, present or anticipated future projects, result in the need for new or altered recreation and park facilities? If so, please describe the nature, approximate location and approximate size of the new or altered facility.*

Any development proposing new residential dwelling units will impact existing recreation and parks facilities. Per Los Angeles Municipal Code (LAMC) 12.33, new residential projects may be required to dedicate land for park purposes, pay an in-lieu fee or provide a combination of land dedication and in-lieu fee payment in order to mitigate the impact of the new residents on the park system. The land dedication and in-lieu fee calculation are based on the proposed number of new dwelling units. The paid Park Mitigation Fees are used to build capital improvement projects or acquire future parkland within the area of the project.

Thank you for the opportunity to provide information relative to the proposed project's impact on recreation and park services. Most subdivision projects that contain more than fifty residential dwelling units are required to meet with the Department of Recreation and Parks prior to filing in order to discuss any potential dedication requirements. If you have any questions or comments regarding this information, please contact the RAP Park Staff at (213) 202-2682 or rap.parkfees@lacity.org.

Sincerely,

CATHIE M. SANTO DOMINGO
Assistant General Manager



DARRYL FORD
Superintendent
Planning, Maintenance, and Construction Branch

CSD/DF:am

cc: Reading File

Appendix J.7

Los Angeles Department of Recreation and Parks Correspondence

From: Ashley Munoz
Sent: Wednesday, April 3, 2024 9:47 AM
To: 'Meghan Luera' <meghan.luera@lacity.org>
Cc: Jeremy Silva <Jeremy.Silva@lacity.org>; Darryl Ford <darryl.ford@lacity.org>
Subject: RE: 6136 W. Manchester Project - Revised Project Description

No, the response provided below is fine. Thank you for confirming!

From: Meghan Luera <meghan.luera@lacity.org>
Sent: Tuesday, April 2, 2024 4:44 PM
To: Ashley Munoz <a.munoz@eyestoneeir.com>
Cc: Jeremy Silva <Jeremy.Silva@lacity.org>; Darryl Ford <darryl.ford@lacity.org>
Subject: Re: 6136 W. Manchester Project - Revised Project Description

Hi Ashley,

The additional units in the revised project description do not change any of the responses in the letter dated September 8, 2022. Do you need us to issue a new letter with revised project description?

Meghan Luera
Senior Management Analyst II
Department of Recreation and Parks
Planning, Maintenance and Construction
221 North Figueroa St., Suite 400
Los Angeles, CA 90012

On Tue, Apr 2, 2024 at 2:20 PM Ashley Munoz <a.munoz@eyestoneeir.com> wrote:

Sure. See attached.

From: Meghan Luera <meghan.luera@lacity.org>
Sent: Tuesday, April 2, 2024 2:06 PM
To: Ashley Munoz <a.munoz@eyestoneeir.com>
Cc: Jeremy Silva <Jeremy.Silva@lacity.org>; Darryl Ford <darryl.ford@lacity.org>
Subject: Re: 6136 W. Manchester Project - Revised Project Description

Hi Ashley,

Can you please provide a copy of the letter dated September 8, 2022?

Meghan Luera
Senior Management Analyst II
Department of Recreation and Parks
Planning, Maintenance and Construction
221 North Figueroa St., Suite 400
Los Angeles, CA 90012

On Tue, Apr 2, 2024 at 12:08 PM Darryl Ford <darryl.ford@lacity.org> wrote:

---------- Forwarded message ---------
From: **Ashley Munoz** <a.munoz@eyestoneeir.com>
Date: Tue, Apr 2, 2024, 11:47 AM
Subject: 6136 W. Manchester Project - Revised Project Description
To: darryl.ford@lacity.org <darryl.ford@lacity.org>

Hello,

Attached is the revised Project Description for the 6136 W. Manchester Project. As you will see in the revised project description, the number of units increased from 441 new residential units to 489 new residential units; however, the total floor area for the proposed development has not changed.

Please review and confirm the additional incremental unit increase does not change the conclusions of the letter issued September 8, 2022.

Thank you.

Ashley Muñoz
Planner

eyestone ENVIRONMENTAL

2121 Rosecrans Avenue, Suite 3355
El Segundo, CA 90245
T (424) 207-5337 (direct)
T (424) 207-5333
F (424) 207-5349
Email a.munoz@eyestoneeir.com

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Appendix J.8

Los Angeles Public Library Response Letter

6136 W. Manchester Boulevard Project
Request for Information
Los Angeles Public Library Response

May 15,2023

This Project would be served by the following branches:

Playa Vista Branch Library
6400 Playa Vista Drive
Playa Vista 90094

Venice-Abbot Kinney Memorial Branch Library
501 S. Venice Bl
Venice, 90291

Westchester -Loyola village Branch Library
7114 W. Manchester Ave
Los Angeles, 90045

Detailed information regarding each branch is attached.

There are no current plans to build new libraries that would serve this project area.

On February 8, 2007, The Board of Library Commissioners approved a new Branch Facilities Plan. This Plan includes criteria for new Libraries, which recommends new size standards for the provision of LAPL facilities — 12,500 Square feet for community with less than 45,000 population and 14,500 square feet for community with more than 45,000 population and up to 20,000 square feet for a Regional branch. It also recommends that when a community reaches a population of 90,000, an additional branch library should be considered for the area.

The Los Angeles Public Library recommends a mitigation fee of $200 per capita based upon the projected population of the development. The funds will be used for library materials, technology, programs and/or facilities improvement. It is recommended that mitigation fees be paid for by the developer

Location Name and Address

Playa Vista Branch Library
6400 Playa Vista Drive
Playa Vista 90094

Size of facility in Square feet

10,500

Collection size

39,955

Annual Circulation

79,537

Staffing level

10.00

Volunteers

5

Service Population

34,958

The City of Los Angeles makes no predictions on future population statistics

The branch has a community room that is used by the community for public programs. This library has materials in English and Spanish.

All libraries provide free access to computer workstations which are connected to the Library's information network. In addition to providing Internet access, these workstations enable the public to search LAPL's many electronic resources including the online catalog, subscription databases, word processing, language learning, literacy and a large historic document and photograph collection.

All libraries have:

Free Public Wi-Fi

Wireless & Mobile Printing

Reserve a Public Computer

Location Name and Address

Venice-Abbot Kinney Memorial Branch Library
501 S. Venice Bl
Venice, 90291

Size of facility in Square feet

10,500

Collection size

44,069

Annual Circulation

28,458

Staffing level

8.5

Volunteers

19

Service Population

40,841

The City of Los Angeles makes no predictions on future population statistics

The branch has a community room that is used by the community for public programs. This library has materials in English and Spanish. They also have a Venice History Collection

All libraries provide free access to computer workstations which are connected to the Library's information network. In addition to providing Internet access, these workstations enable the public to search LAPL's many electronic resources including the online catalog, subscription databases, word processing, language learning, literacy and a large historic document and photograph collection.

All libraries have:
Free Public Wi-Fi
Wireless & Mobile Printing
Reserve a Public Computer

Location Name and Address

Westchester-Loyola Village Branch Library
7114 W. Manchester Ave
Los Angeles, 90045

Size of facility in Square feet

12,500

Collection size

34,325

Annual Circulation

52,377

Staffing level

9.50

Volunteers

20

Service Population

41,161

The City of Los Angeles makes no predictions on future population statistics

The branch has a community room that is used by the community for public programs. This library has materials in English and Spanish.

All libraries provide free access to computer workstations which are connected to the Library's information network. In addition to providing Internet access, these workstations enable the public to search LAPL's many electronic resources including the online catalog, subscription databases, word processing, language learning, literacy and a large historic document and photograph collection.

All libraries have:

Free Public Wi-Fi

Wireless & Mobile Printing

Reserve a Public Computer

Appendix J.9

Los Angeles Public Library Correspondence

From: Ashley Munoz
Sent: Monday, April 8, 2024 10:22 AM
To: Robyn Myers <rmyers@lapl.org>
Cc: facilitymanagement@lapl.org
Subject: RE: 6136 W. Manchester Project - Revised Project Description

Great, thank you for confirming.

From: Robyn Myers <rmyers@lapl.org>
Sent: Monday, April 8, 2024 9:49 AM
To: Ashley Munoz <a.munoz@eyestoneeir.com>
Cc: facilitymanagement@lapl.org
Subject: Re: 6136 W. Manchester Project - Revised Project Description

The change in the project does not change our response.
Thank you for reaching out.

On Tue, Apr 2, 2024 at 11:48 AM Ashley Munoz <a.munoz@eyestoneeir.com> wrote:

Hello,

Attached is the revised Project Description for the 6136 W. Manchester Project. As you will see in the revised project description, the number of units increased from 441 new residential units to 489 new residential units; however, the total floor area for the proposed development has not changed.

Please review and confirm the additional incremental unit increase does not change the conclusions of the letter issued May 15, 2023.

Thank you.

Ashley Muñoz
Planner

eyestone ENVIRONMENTAL

2121 Rosecrans Avenue, Suite 3355
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Email a.munoz@eyestoneeir.com

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Robyn Myers
Management Analyst
Facilities & Events Management
Los Angeles Public Library
630 W. Fifth St., Los Angeles, CA 90071
213-359-0105

rmyers@lapl.org



LOS ANGELES
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