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March 24, 2023

CPC-2020-1086-SPE-DRB-SPP-MSP-ZAD-SPR-1A
CPC-1989-763-CU-PA2-1A
ENV-2017-3972-MND
Council District 4

NOTICE TO APPELLANT(S), APPLICANT(S), OWNER(S), OCCUPANT(S), AND INTERESTED PARTIES WITHIN A 500-FOOT RADIUS

You are hereby notified that the Planning and Land Use Management (PLUM) Committee of the Los Angeles City Council will hold a public hearing in-person on **Tuesday, April 18, 2023** at approximately **2:00 P.M.**, or soon thereafter, in the John Ferraro Council Chamber, Room 340, City Hall, 200 North Spring Street, Los Angeles, CA 90012 (entrance on Main Street), to consider the following: Mitigated Negative Declaration, No. ENV-2017-3972-MND, and Mitigation Monitoring Program, and related California Environmental Quality Act (CEQA) findings; report from the Los Angeles City Planning Commission (LACPC), and Appeals filed by: 1) Bel Air Skycrest Property Owners' Association (BASPOA), Brentwood Residents Coalition, Federation of Hillside and Canyon Associations, Inc., Bel Air Knolls Property Owners Association; and 2) Mountains Recreation and Conservation Authority (Representative: Garrett Weinstein, Mountains Recreation and Conservation Authority) from the determination of the LACPC, in: 1) approving Mitigated Negative Declaration and Mitigation Monitoring Program as the environmental clearance, pursuant to CEQA Guidelines Section 15074(b); 2) approving a Conditional Use Plan Approval to permit the continued use, operation and maintenance of an educational institution in the RE15 Zone, and to permit the implementation of the Curtis School Master Plan, subject to the attached conditions of approval, this grant shall supersede and replace the two previous Conditional Use Permits for the Curtis School, CPC-28764 and CPC-1989-763-CU, pursuant to Los Angeles Municipal Code (LAMC) Section 12.24 M; 3) approving a Specific Plan Project Permit Compliance Review for the Curtis School Master Plan, consisting of up to 130,053 square feet of floor area and facilities located within the Inner and Outer Corridors of the Specific Plan, pursuant to LAMC Section 11.5.7 C; 4) approving a Specific Plan Exception from the following Section of the Mulholland Scenic Parkway Specific Plan: a) Section 6.A.3 to permit educational uses within the Outer Corridor, pursuant to LAMC Section 11.5.7 F; 5) denying a Specific Plan Exception from the following Section of the Mulholland Scenic Parkway Specific Plan: a) Section 5.B.1.a to allow grading of a prominent ridge (nearest Mulholland Drive) in excess of 1,000 cubic yards [Request eliminated July 25, 2022], pursuant to LAMC Section 11.5.7 F; 6) denying a Specific Plan Exception and instead approve a Specific Plan Adjustment from the following Section of the Mulholland Scenic Parkway Specific Plan: a) Section 5.D.2.b to permit a height of approximately 32 feet for the proposed gymnasium building located partly within the Inner Corridor in lieu of the maximum permitted height of 30 feet, pursuant to LAMC Section 11.5.7 F; 7) approving a Zoning Administrator Determination for development to exceed the number of retaining walls permitted under the Baseline Hillside Ordinance, LAMC Section 12.21.C.8, pursuant to LAMC Section

12.24.X 26; 8) approving a Zoning Administrator Determination for grading of up to 70,000 cubic yards, in excess of the by-right limit of 3,200 cubic feet permitted under the Baseline Hillside Ordinance, LAMC Section 12.21.C.10(f), pursuant to LAMC Section 12.24.X 28(a); 9) approving a Site Plan Review for a project which results in an increase of 50,000 gross square feet or more of non-residential area, pursuant to LAMC Section 16.05; and, 10) approving a Design Review Determination in compliance with LAMC Section 11 of the Mulholland Scenic Parkway Specific Plan for the Curtis School Master Plan, consisting of up to 130,053 square feet of floor area and facilities located within the Inner and Outer Corridors of the Specific Plan, pursuant to LAMC Section 16.50; for the modification to an existing educational facility, including the removal of approximately 23,010 square feet of existing buildings and the addition of approximately 82,940 square feet of new school facilities, including the expansion of existing structures, and new structures for a net increase of 59,930 square feet; maximum building heights would range from 16 feet up to 40 feet; upon buildout of the Project, the Project Site would consist of 130,053 square feet of school facilities; the Project would not increase Curtis School's 675 student enrollment cap; the Project would include a pedestrian bridge connecting the athletic buildings to the athletic fields; a minimum of 135 marked parking spaces would be provided; project buildout would be phased over time and could start as early as 2022 and end as late as 2035; the Project would also include the grading of approximately 70,000 cubic yards of soil and the export of approximately 30,000 cubic yards of soil; the Project is within both the Inner and Outer Corridors of the specific plan; for the property located at 15871 West Mulholland Drive (15800, 15801, 15850 Mulholland Drive), subject to Modified Conditions of Approval.

Applicant: The Curtis School Foundation

Representative: Alexander M. DeGood, Cox, Castle & Nicholson LLP

Case No. CPC-2020-1086-SPE-DRB-SPP-MSP-ZAD-SPR-1A and CPC-1989-763-CU-PA2-1A
Environmental No. ENV-2017-3972-MND

The audio for this meeting is broadcast live on the internet at: <https://clerk.lacity.org/calendar>. The live audio can also be heard at: (213) 621-CITY (Metro), (818) 904-9450 (Valley), (310) 471-CITY (Westside) and (310) 547-CITY (San Pedro Area). If the live audio is unavailable via one of these channels, members of the public should try one of the other channels.

Requests for reasonable modification or accommodation from individuals with disabilities, consistent with the Americans with Disabilities Act can be made by contacting the City Clerk's Office at (213) 978-1133. For Telecommunication Relay Services for the hearing impaired, please visit this site for information: <https://www.fcc.gov/consumers/guides/telecommunications-relay-services-trs>.

If you are unable to appear at this meeting, you may submit your comments in writing. Written comments may be addressed to the City Clerk, Room 395, City Hall, 200 North Spring Street, Los Angeles, CA 90012, or submitted through the Public Comment Portal: www.LACouncilComment.com.

In addition, you may view the contents of Council file No. **22-1309** by visiting: <http://www.lacouncilfile.com>

Please be advised that the PLUM Committee reserves the right to continue this matter to a later date, subject to any time limit constraints.

For inquiries about the project, contact City Planning staff:

Tim Fargo

(818) 374-9911

tim.fargo@lacity.org

For inquiries about the meeting, contact City Clerk staff:

Candy Rosales

(213) 978-1078

clerk.plumcommittee@lacity.org

Candy Rosales

Deputy City Clerk, Planning and Land Use Management Committee

Note: If you challenge this proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Clerk at, or prior to, the public hearing. Any written correspondence delivered to the City Clerk before the City Council's final action on a matter will become a part of the administrative record. The time in which you may seek judicial review of any final action by the City Council is limited by California Code of Civil Procedure Section 1094.6 which provides that an action pursuant to Code of Civil Procedure Section 1094.5 challenging the Council's action must be filed no later than the 90th day following the date on which the Council action becomes final.