



NOTICE OF AVAILABILITY OF A DRAFT ENVIRONMENTAL IMPACT REPORT

To: All Interested Persons and Agencies
Project Title: French Market Project

From: City of West Hollywood
Planning & Development Services Department
Date: September 20, 2018

Lead Agency: City of West Hollywood
Planning & Development Services Department
8300 Santa Monica Boulevard
West Hollywood, California 90069

Project Applicant: Latham & Watkins
355 South Grand Ave.
Los Angeles, CA 90071

A Draft Environmental Impact Report (DEIR) has been prepared for the proposed French Market Project (Project). The City of West Hollywood (City) is the local lead agency, pursuant to the California Environmental Quality Act (CEQA), responsible for preparation of this document.

Project Location:

The project site is located at 7965-7985 Santa Monica Boulevard in the City of West Hollywood (City), Los Angeles County. The site encompasses approximately 0.9 acre (approximately 39,746 square feet [sf]) and includes APNs 5554-013-024, 5554-013-025, and 5554-013-026.

Project History:

A Notice of Preparation (NOP) of a Draft EIR was issued for public review and comment on August 26, 2016. During the scoping period, comments were received regarding potential effects to historical resources; specifically regarding the building located at 7985 Santa Monica Boulevard (French Marketplace), which was originally proposed for demolition. The proposed project has been redesigned so that the building would be rehabilitated and incorporated into the project. This change resulted in slightly reduced floor area associated with office, retail, and bar/nightclub uses, and an increase in the area of ground-floor restaurant space.

Project Description:

The proposed project involves construction of a multi-use commercial building of approximately 83,455 square feet (sf) that would be four (4) stories and 60 feet in height. The building would consist of 54,645 sf of office, 1,345 sf of retail, 13,114 sf of restaurant with 1,138 sf of associated outdoor dining, and 2,746 sf of bar. The project would also include three levels of subterranean parking with 269 stalls. Construction would involve retention and rehabilitation of a portion of one of the existing on-site structures (the French Market), demolition of two existing on-site structures, and incorporation of two existing on-site structures into the project.

Summary of Impacts:

A Draft EIR has been prepared pursuant to the CEQA statutes (Cal. Pub. Res. Code, Section 21000 et. seq., as amended) and implementing guidelines (Cal. Code Regs., Title 14, Section 15000 et. seq.). No impacts to agricultural and forestry resources or to mineral resources would occur as a result of the proposed project. Impacts related to aesthetics, air quality, greenhouse gas emissions, hazards and hazardous materials, hydrology and water quality, land use and planning, population and housing, public services, recreation, utilities and service systems, and energy consumption would be less than significant. Impacts to biological resources and geology and soils would be less than significant with implementation of the proposed project design features. Impacts to cultural resources, noise, and transportation and traffic would be less than significant with mitigation measures incorporated.

Public Comment Period:

The public comment period for this Draft EIR will begin on Thursday, September 20, 2018, and end on Monday, November 5, 2018 (*comment letters must be received by 5:00 p.m. on November 5, 2018*). The City requests that comments be limited to the material contained in the Draft EIR.

Copies of the Draft EIR are available for review at the Community Development Department (8300 Santa Monica Boulevard, West Hollywood, CA 90069) and at West Hollywood Library (625 North San Vicente Boulevard, West Hollywood, CA 90069). The document is also available on the City of West Hollywood website, www.weho.org. Please submit comments in writing to:

City of West Hollywood Planning and Development Services Department
Attn: Jennifer Alkire, AICP, Senior Planner
8300 Santa Monica Boulevard
West Hollywood, California 90069
Fax: 323-848-6569
Email: jalkire@weho.org

Public Meeting:

Two public meetings will be held during the Draft EIR public comment period to solicit comments from interested parties on the content of the Draft EIR. The date, time, and location of both meetings are as follows:

Planning Commission

Date: Thursday, October 4, 2018
Time: 6:30 p.m.
Location: West Hollywood Park Public Meeting Room
Council Chambers
625 N. San Vicente Blvd. West Hollywood, CA 90069

Historic Preservation Commission

Date: Monday, October 22, 2018
Time: 7:00 p.m.
Location: Plummer Park Community Center, Rooms 5&6,
7737 Santa Monica Blvd, West Hollywood, CA 90046

If you require additional information, please contact Jennifer Alkire in the City of West Hollywood Current and Historic Preservation Planning Division at (323) 848-6475.

Мы сообщаем вам об обсуждении проекта. Для дополнительной информации на русском языке звоните: 323-848-6826.

City of West Hollywood • 8300 Santa Monica Boulevard • West Hollywood, CA • 90069-6216 • (323) 848-6400 • www.weho.org



City of West Hollywood
Planning and Development
Services Department

PUBLIC NOTICE

NOTICE OF AVAILABILITY OF A DRAFT ENVIRONMENTAL IMPACT REPORT

To: All Interested Persons and Agencies
Project Title: French Market Project

From: City of West Hollywood
Planning & Development Services Department
Date: September 20, 2018

Lead Agency: City of West Hollywood
Planning & Development Services Department
8300 Santa Monica Boulevard
West Hollywood, California 90069

Project Applicant: Latham & Watkins
355 South Grand Ave.
Los Angeles, CA 90071

AFFIDAVIT OF POSTING

State of California)
County of Los Angeles)
City of West Hollywood)

I declare under penalty of perjury that I am employed by the
City of West Hollywood in the Office of the City Clerk and that I
posted this agenda on:

Date: September 20, 2018

Signature: Alycia T. Pineda