


0111-31341-0229

TRANSMITTAL

TO The City Council	DATE 05-28-25	COUNCIL FILE NO. 14-1174-S40
FROM The CRA/LA Bond Oversight Committee	COUNCIL DISTRICT 13	

The CRA/LA Bond Oversight Committee waived the attached Economic and Workforce Development Department (EWDD) report dated May 22, 2025 relative to the Hollywood Public Amenities Project, and is hereby transmitted for Council consideration. Adoption of the report recommendations would allocate up to \$1,000,000 for interior improvements, including public restrooms and a visitor center, to vacant retail space in a City-owned parking garage in the Hollywood Walk of Fame neighborhood.

FISCAL IMPACT: There is no General Fund impact.


for Matthew W. Szabo
City Administrative Officer
Chair, CRA/LA Bond Oversight Committee

CITY OF LOS ANGELES

CALIFORNIA

CAROLYN M. HULL
GENERAL MANAGER



KAREN BASS
MAYOR

**ECONOMIC AND
WORKFORCE
DEVELOPMENT
DEPARTMENT**

444 S. FLOWER STREET
LOS ANGELES, CA 90071

May 22, 2025

Council File:14-1174-S40
Council District No.: 13
Contact Person & Extension:
Daisy Hernandez: (213) 718-0136

CRA/LA Bond Oversight Committee
c/o Veronica Salumbides
Office of the City Administrative Officer
Room 1500, City Hall East

BOND OVERSIGHT COMMITTEE TRANSMITTAL: REQUEST REVIEW AND RECOMMENDATION THAT COUNCIL AND MAYOR, AS REQUIRED, APPROPRIATE UP TO \$1,000,000 IN CRA/LA EXCESS NON-HOUSING BOND PROCEEDS FROM THE HOLLYWOOD REDEVELOPMENT PROJECT AREA (TAX-EXEMPT SERIES 2008-F) FOR THE HOLLYWOOD WALK OF FAME PUBLIC AMENITIES PROJECT

The General Manager of the Economic and Workforce Development Department (EWDD) requests your review, approval and processing of the recommendations in this transmittal to the Mayor and City Council for its review and consideration.

RECOMMENDATIONS

The General Manager of EWDD, or designee, requests that the Bond Oversight Committee recommend that the City Council, subject to the approval of the Mayor as required:

1. DETERMINE that the Hollywood Walk of Fame Public Amenities Project (Project), consisting of funding allocation, lease and/or other agreement, tenant improvements at the existing approximately 2,184-square-foot retail space at the City owned, Los Angeles Department of Transportation (LADOT) operated Vine Street Parking Garage at 1627 N. Vine Street (Property), and operation of a public restroom and visitors center, are categorically exempt from provisions of the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Article 19, Section 15301(a), *Existing Facilities*. The Project is also exempt under the City CEQA Guidelines Article III, Section 1, Class 1, *Existing Facilities*, Category 1. None of the limitations set forth in State CEQA Guidelines 15300.2 apply;

2. DIRECT the Board of Public Works, Bureau of Engineering (BOE) to file a CEQA Notice of Exemption (NOE) with the Los Angeles County Clerk upon City Council approval;
3. APPROVE up to \$1,000,000 in tax-exempt CRA/LA Excess Non-Housing Bond Proceeds (EBP) available to Council District (CD) 13 from the Hollywood Redevelopment Project Area (Project Area) to be utilized for the Project consisting of a leasehold and tenant improvements to Property;
4. AUTHORIZE the Department of General Services (GSD) to be the lead coordinating and implementing department, as further described below, with the assistance of LADOT and the Board of Public Works, Bureau of Contract Administration (BCA), for activities related to the Project;
5. AUTHORIZE EWDD to be the fiscal agent for the EBP, consistent with the Bond Expenditure Agreement (BEA) (C-125212) between the City and CRA/LA and the procedures of the CRA/LA Bond Oversight Committee (BOC);
6. AUTHORIZE GSD, with the assistance of LADOT and BCA, to develop a non-profit zero cost lease agreement (Lease) with the Hollywood Partnership Community Trust (HPCT), to be co-signed by LADOT, and to be submitted to the Municipal Facilities Committee and City Council for approval. The Lease will include terms and conditions for HPCT to occupy the premises as leaseholder and to install and operate specified improvements, including requirements for HPCT to adhere to project milestones for designing the tenant improvements, obtaining all applicable permits, and constructing the improvements. HPCT will submit progress and labor compliance reports and invoices to GSD and BCA for review and approval;
7. Authorize GSD to issue a Request For Bids from the City Administrative Officer (CAO) Prequalified List of contractors to procure a construction manager to oversee construction of the Project;
8. AUTHORIZE GSD to approve, negotiate and execute contracting documents and/or amendments as required with its duly procured construction manager to effectuate the Project and prevailing wage requirements;
9. AUTHORIZE LADOT or GSD, as necessary, to execute a right of entry with HPCT to implement activities required to develop project design and building permit documents;
10. AUTHORIZE the Controller, subject to the availability of funds, to expend up to \$1,000,000 from the EBP Fund No. 57D, Account No. 22L9FN Hollywood Tax-Exempt Series 2008-F, for activities related to the Project upon presentation of proper documentation reviewed and approved by GSD, and satisfactory review and approval of EWDD in accordance with the terms and conditions of the BEA; and

11. AUTHORIZE the General Manager of EWDD, or designee, to prepare Controller instructions and/or make technical adjustments that may be required and are consistent with this action, subject to the approval of the CAO, and authorize the Controller to implement these instructions.

SUMMARY

This transmittal includes recommendations pursuant to a Soto-Martinez-Yaroslavsky motion adopted by Council on February 20, 2024 (C.F. 14-1174-S40) (Attachment 1).

This transmittal recommends allocating up to \$1,000,000 in tax-exempt EBP in the Project Area within CD 13 to implement public improvements to Property. Property is located within the Los Angeles Promise Zone, and Promise Zone Program projects which fund opportunities for public improvements, open space, and affordable housing development are identified as a potential project in the Project Area Bond Spending Plan (BSP) adopted by Council on June 24, 2015 (C.F. 14-1174). Sufficient funds for this purpose are available from CD 13's share of EBP in the Project Area.

The original EBP in the Project Area available to CD 13 was \$6,582,678.48 consisting of \$1,295,043.69 in taxable and \$5,287,634.79 in tax-exempt EBP. After the mandated 16% (\$207,206.99) in taxable EBP allocated for bond administration, the remaining EBP for the Project Area is \$6,375,471.49. The proposed \$1,000,000 tax-exempt allocation, along with six existing motions approved with taxable and tax-exempt EBP, will completely exhaust CD 13's EBP in the Project Area.

EWDD ANALYSIS

The Hollywood Walk of Fame is a world-renowned cultural monument and a cornerstone of the Los Angeles tourist experience. Yet it lacks clean and safe public restrooms, a basic visitor amenity. Property, which is adjacent to the Hollywood Walk of Fame, is a city-owned parking garage operated by LADOT with a vacant ground floor retail space. In February 2017, the City issued a Request for Proposals for use of the retail space, which did not yield any responses. In January 2018, the City entertained an unsolicited offer to lease the space for a period of one year that did not progress to occupancy and the space remains vacant. A number of local social service providers, residents, businesses, and property owners have submitted letters of support for public restrooms at this location.

EWDD consulted with CD 13 and GSD regarding the scope of the Project. GSD, with the assistance of LADOT and BCA, will negotiate and execute the Lease with HPCT which will lease the vacant ground floor retail space at Property. LADOT, which has site control of Property, will co-sign the Lease. GSD will coordinate with BCA to include all required labor compliance regulations and compliance procedures in the Lease. The terms of the Lease will be reviewed by the Municipal Facilities Committee and transmitted to Council for adoption prior to Lease execution. Upon Council adoption of the Lease, LADOT or GSD will, if required, execute a limited right of entry with HPCT for development of project design documents required to receive all applicable Project permits and approvals. HPCT

will design and construct tenant improvements to transform the ground floor retail space into a public restroom and visitor center. These designs will be reviewed and approved by GSD and LADOT. GSD will procure a construction manager from the CAO pre-qualified list to oversee HPCT's construction of the Project. Milestones for this Project will be specified in the Lease and include acquiring all applicable permits, attaining Los Angeles Department of Building and Safety (LADBS) code required approvals, and adhering to project timelines. HPCT will be responsible for ongoing maintenance, operations, and security of the bathroom and visitor center for the term of the Lease.

The Project's estimated cost of \$1,500,000 will be funded by the following sources:

CRA/LA EBP	\$1,000,000
State of California	<u>\$ 500,000</u>
TOTAL	\$1,500,000

The Project's allocation of \$1,000,000 tax-exempt EBP will be utilized to fund direct costs related to design, engineering, and construction of interior tenant improvements as follows:

<u>Estimated Budget (amounts approximate)</u>	
Third-Party Construction Management	\$ 60,000
Design and engineering	\$ 250,000
Permitting and inspections	\$ 50,000
Construction	\$ 590,000
Furniture, fixtures and equipment	<u>\$ 50,000</u>
TOTAL	\$1,000,000

The Project's design-build procurement phase will commence immediately upon approval with an anticipated completion date of July, 2025. Construction would commence thereafter with an anticipated completion date of December 2025. Based on consultation with LADBS and the Department of City Planning, it is anticipated all construction activities will be by right. Progress payment invoices submitted by HPCT will be reviewed by GSD's construction manager and BCA for labor compliance and must be signed by GSD and be accompanied by deliverables and/or activity reports showing percentages of Project completion per the milestones that will be defined in the lease. Approved invoices will be submitted by GSD to EWDD for payment. Disbursements will be authorized pursuant to satisfactory review by EWDD to ensure compliance with bond covenants, the BEA, and spending categories outlined in this transmittal. In addition to invoices, HPCT will report on its work accomplishments to the City as GSD specifies in the City-HPCT Lease

BENEFITS TO THE AFFECTED TAXING ENTITIES

The need exists for the City of Los Angeles to increase access to public restrooms that are accessible from its sidewalks. A well managed, safe and clean restroom is a significant public benefit for visitors of the Hollywood Walk of Fame and will increase the City's stock of clean, safe, actively managed, maintained, and monitored public restroom

facilities. The restroom will include gender inclusive stalls with shared handwashing stations. The Project will help alleviate a public health nuisance caused by public urination and defecation due to lack of access to restroom facilities. The restrooms will be available to the general public without the purchase of goods and/or services and will create a moment of respite for the more than 10 million annual visitors to Hollywood and the Walk of Fame. The Project also addresses the need for restroom facilities by users of public transit (e.g. rail, bus, bike share), particularly for nearby LA Metro stations. The site will be staffed with a security guard and custodian during all hours of public operation.

The visitor center will provide concierge services, including information about local points of interest and local business recommendations, and will provide incidental sales of unique Hollywood merchandise. The visitor center will increase the visibility of the City-owned parking facility and potentially drive increased parking revenues. The Project will support enhanced economic resiliency and vitality for the Hollywood neighborhood and the City of Los Angeles through improved visitor experience and retention of tourism market share.

ENVIRONMENTAL REVIEW

BOE provided the environmental analysis below and the attached NOE (Attachment 2).

The Project consists of funding allocation, lease and/or other agreement, tenant improvements at an existing retail space at the LADOT Parking Garage at 1627 N. Vine Street, and operation of a public restroom and visitors center. The Project is categorically exempt from provisions of CEQA pursuant to State CEQA Guidelines Article 19, Section 15301(a), *Existing Facilities*. The Project is also exempt under City CEQA Guidelines exempt pursuant to Los Angeles CEQA Guidelines Article III, Section 1, Class 1, *Existing Facilities*, Category 1. None of the limitations set forth in State CEQA Guidelines 15300.2 apply. The Project fits into this Class due to the proposed lease, and minor alteration of an existing retail space in a public parking lot, involving negligible or no expansion of existing or former use. The proposed alterations fit squarely into Category (a) as interior alterations, including interior partitions, and plumbing and potentially electrical conveyances, for the restrooms and the visitors center.

A NOE will be filed by BOE on HPCT's behalf with the Los Angeles County Clerk upon Council approval of the Project.

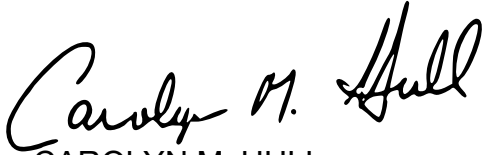
CAO COVENANT REVIEW

The CAO has completed its review of the original CRA/LA bond documents and covenants, and has found that the proposed use of EBP, as presented, is consistent with those covenants.

FISCAL IMPACT STATEMENT

There is no impact on the City's General Fund from the proposed appropriation of EBP. The EBP Fund No. 57D is funded solely from transfers of approximately \$88.4

million in pre-2011 tax allocation bond proceeds from CRA/LA to the City (C.F. 14-1174, 14-1174-S36 and 14-1174-S78), and subsequent earned interest. Said transfers have been deposited with the Office of the Controller.

A handwritten signature in black ink, appearing to read "Carolyn M. Hull". The signature is fluid and cursive, with the first name "Carolyn" and middle initial "M." clearly visible, followed by the last name "Hull".

CAROLYN M. HULL
General Manager

CMH:FJ:DH:JML

ATTACHMENTS 1: Motion (Soto-Martinez - Yaroslavsky) C.F.11-1174-S40
 2: CEQA Notice of Exemption (To be filed)

MOTION

TRADE, TRAVEL AND TOURISM

On December 12, 2018, the City Council approved the use of up to \$4,082,572, plus all earned interest, in taxable and tax-exempt CRA/LA Excess Non-Housing Bond Proceeds (EBP) available to Council District 13 (CD 13) from the Hollywood Redevelopment Project Area (Project Area) toward activities related to the Hollywood Walk of Fame Improvements Project (Walk of Fame Project) (C.F. 14-1174-S40). The Project, which is being led by the Board of Public Works, Bureau of Engineering (BOE), is currently in its implementation phase and has a budget of \$4,630,012, which reflects accumulated interest to date.

In addition to the improvements already contemplated by the Walk of Fame Project, the need for public serving amenities, including, but not limited to a restroom, has been identified. The inclusion of public serving amenities would help support tourist activities and the economic development of Hollywood, as intended to align with the Hollywood Walk of Fame Master Plan process. The location identified to accommodate the public serving amenities is an unleased vacant retail space in a public parking structure at 1627 Vine Street in CD 13, which is City-owned and operated by the Department of Transportation (DOT). DOT reports that it has been unsuccessful in securing a tenant for the space. The Hollywood Partnership Community Trust, a 501(c) 3 associated with the Hollywood Partnership Business Improvement District (BID) would construct and operate the public serving amenities in this location in the form of a restroom and visitor information center. It is in the City's interest to expedite construction of these amenities and funding should be provided immediately to do so to advance this project. Council action is needed to allocate a portion of the Walk of Fame budget toward the public serving amenities project.

In accordance with policies adopted by Council (C.F. 14-1174) related to the CRA/LA Bond Expenditure Agreement and Bond Spending Plan, any proposal to expend EBP shall be initiated by Council Motion. Proposals will be reviewed by the CRA/LA Bond Oversight Committee; Trade, Travel, and Tourism Committee; and any other applicable committee with final recommendations presented to the Council and Mayor for final consideration and approval. The use of taxable and tax-exempt EBP toward a capital improvement project within the Wilshire Center/Koreatown Redevelopment Project Area is identified as an eligible expense in the CRA/LA Bond Expenditure Agreement and Bond Spending Plan.


I THEREFORE MOVE that the Council action of December 12, 2018, relative to approving the use of up to \$4,082,572, plus all earned interest, in taxable and tax-exempt CRA/LA Excess Non-Housing Bond Proceeds (EBP) available to Council District 13 (CD 13) from the Hollywood Redevelopment Project Area (Project Area) toward activities related to the Hollywood Walk of Fame Improvements Project (Walk of Fame Project) (C.F. 14-1174-S40) BE AMENDED to reduce its budget by \$1,000,000 and revert those funds to their original source.

I FURTHER MOVE that the Economic and Workforce Development Department (EWDD), with the assistance of the City Administrative Officer, Chief Legislative Analyst, General Services Department (GSD), and any other applicable City department, provide a report with recommendations to the CRA/LA Bond Oversight Committee to allocate \$1,000,000 in taxable or tax-exempt CRA/LA Excess Non-Housing Bond Proceeds (EBP) available to CD 13 from the Hollywood Redevelopment Project Area for the Hollywood Walk of Fame Public Amenities Project, a capital improvement project as identified in the CRA/LA Bond Expenditure Agreement and Bond Spending Plan.

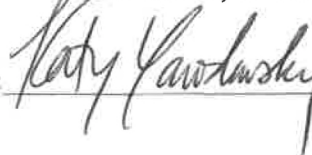
I FURTHER MOVE that \$1,000,000 in taxable or tax-exempt EBP available to CD 13 from the Hollywood Redevelopment Project Area be utilized by GSD to fund the Hollywood Walk of Fame Public Amenities Project upon City Council approval.

I FURTHER MOVE that EWDD, as the administrator of the CRA/LA EBP Program, take all actions necessary to document and effectuate the changes in the budgets noted above.

PRESENTED BY:


 HUGO SOTO-MARTINEZ
 Councilmember, 13th District

SECONDED BY:



ORIGINAL

PK

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JAN 10 2024

CITY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS
BUREAU OF ENGINEERING
1149 S. BROADWAY, 7th FLOOR
LOS ANGELES, CALIFORNIA 90015
CALIFORNIA ENVIRONMENTAL QUALITY ACT
NOTICE OF EXEMPTION
(Articles II and III – City CEQA Guidelines)

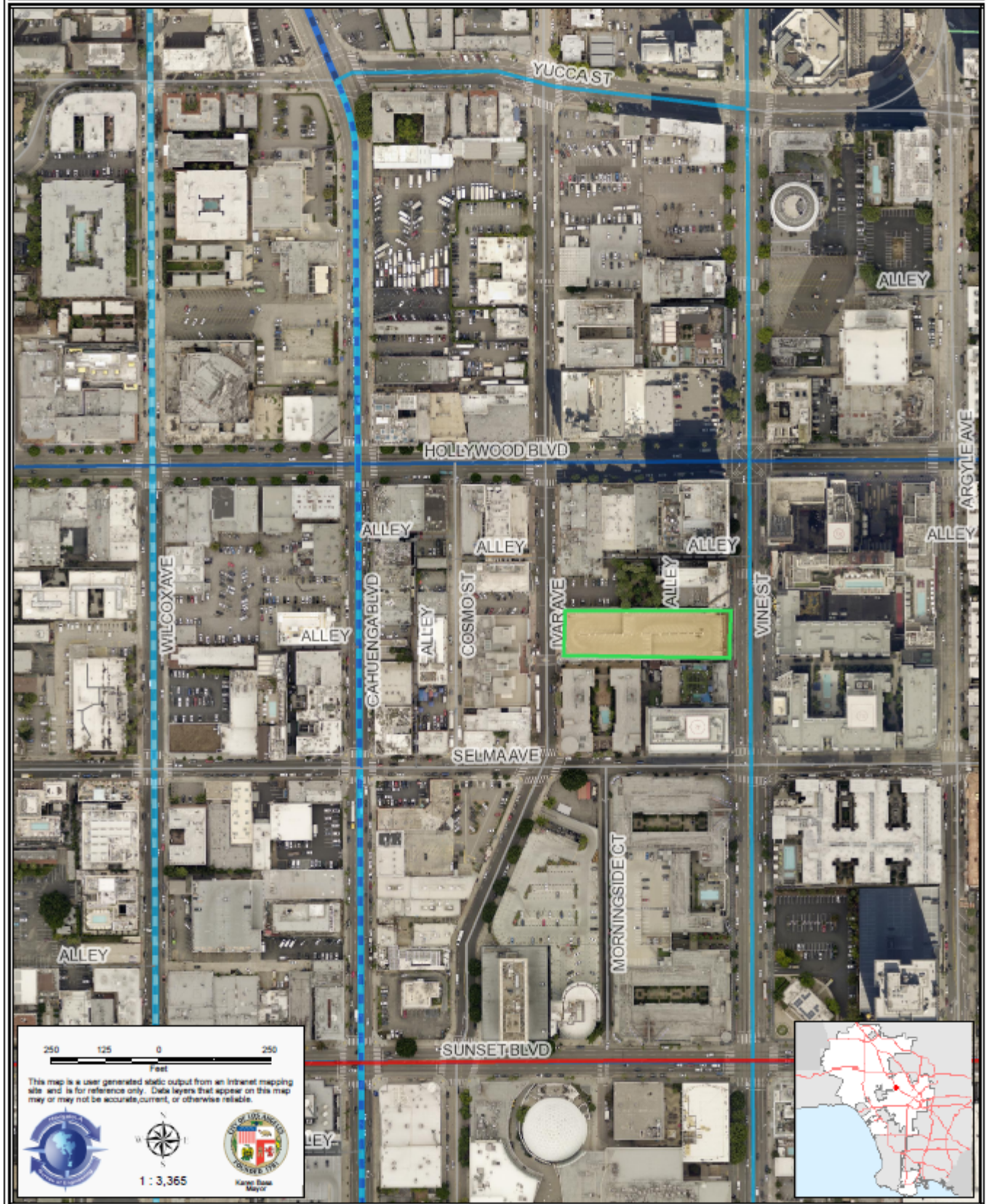
COUNTY CLERK'S USE

ATTACHMENT 2

Submission of this form is optional. The form shall be filed with the County Clerk, 12400 E. Imperial Highway, Norwalk, California, 90650 and with the State Clearinghouse in the Governor's Office of Land Use and Climate Innovation, if filed with the County Clerk, pursuant to Public Resources Code Section 21152(b). Pursuant to Public Resources Code Section 21167(d), the filing of this notice starts a 35-day statute of limitations on court challenges to the approval of the project.			
LEAD CITY AGENCY AND ADDRESS: City of Los Angeles c/o Bureau of Engineering 1149 S. Broadway, 6th Floor, MS 939 Los Angeles, CA 90015			COUNCIL DISTRICT 13
PROJECT TITLE: Vine Street Garage - Restrooms and Visitors Center			LOG REFERENCE
PROJECT LOCATION: Vine Street Parking Garage at 1627 N. Vine Street, in the Hollywood Community Plan Area of the City of Los Angeles. See <i>Figure 1: Project Location</i> . T.G. Page 593, Grid F4			
DESCRIPTION OF NATURE, PURPOSE, AND BENEFICIARIES OF PROJECT: The Vine Street Garage - Restrooms and Visitors Center project (Project) consists of funding allocation, lease and/or other agreement, and tenant improvements at an existing approximately 2,184-square-foot retail space in the Vine Street Parking Garage, and operation of a public restroom and visitors center facility to serve the Hollywood community and visitors. Project beneficiaries include visitors, businesses, and the surrounding community through the provision and operation of clean restrooms and a hospitality facility. Please see the Project description continuation in the narrative for more details. On _____, 2025, the City Council determined the Project is exempt under the California Environmental Quality Act (CEQA) and approved the Project.			
CONTACT PERSON Maria Martin		CONTACT INFORMATION Maria.Martin@lacity.org	
EXEMPT STATUS:			
CATEGORICAL EXEMPTION*	CITY CEQA GUIDELINES	Art. III, Sec. 1 Class 1 Cat. 1	
CATEGORICAL EXEMPTION*	STATE CEQA GUIDELINES	Sec. 15301 (a)	
* See Public Resources Code Sec. 21080 and set forth state and city guidelines provisions.			
JUSTIFICATION FOR PROJECT EXEMPTION: This Project is exempt from CEQA pursuant to State CEQA Guidelines Article 19, Section 15301(a), <i>Existing Facilities</i> . Additionally, the Project is exempt pursuant to <i>Los Angeles CEQA Guidelines</i> Article III, Section 1, Class 1, <i>Existing Facilities</i> , Category 1. <i>None of the limitations set forth in State CEQA Guidelines 15300.2 apply (see attached narrative).</i>			
IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT OF EXEMPTION FINDING			
SIGNATURE: <i>Pending project approval.</i> Maria Martin		TITLE: Environmental Affairs Officer Environmental Management Division	DATE: <i>Pending project approval.</i>
FEE: \$75.00	RECEIPT NO.	REC'D BY	DATE

DISTRIBUTION: (1) COUNTY CLERK, (2) STATE CLEARINGHOUSE, (3) AGENCY RECORD

Figure 1: Project Location



CATEGORICAL EXEMPTION NARRATIVE

I. DESCRIPTION OF NATURE, PURPOSE, AND BENEFICIARIES OF PROJECT, CONTINUED

The Project site is an approximately 2,184-square-foot City-owned property located in the Los Angeles Department of Transportation (LADOT) garage at 1627 Vine Street. The LADOT garage structure spans from Vine Street to Ivar Avenue, approximately 320 feet south of Hollywood Boulevard. The site is zoned QJC2-2D-SN-CPIO with a City of Los Angeles General Plan land use designation of Regional Center Commercial.

The tenant improvements construction is anticipated to last approximately six months with an anticipated completion date of December 2025. During operation, the restrooms would be staffed and monitored during hours of public operation. The visitors center portion of the facility would provide concierge services, including information about local points of interest and local business recommendations, and potential incidental sales of unique Hollywood merchandise and/or tickets to area entertainment attractions and venues.

Unless otherwise stated, the proposed project will be designed, constructed and operated following all applicable laws, regulations, ordinances and formally adopted City standards including but not limited to the City of Los Angeles Building Codes and City of Los Angeles Municipal Code

II. PROJECT HISTORY

In December 2018, the City Council approved the development of a Master Plan for the Hollywood Walk of Fame. On February 20, 2025, the Council adopted a motion related to the need for public serving amenities, in addition to the improvements contemplated by the Walk of Fame Project, including, but not limited to a restroom to serve the Hollywood Walk of Fame area. (Council File No. 14-1174-S40.)

III. ENVIRONMENTAL REVIEW

A. Basis for Categorical Exemption

The proposed Project is exempt from CEQA pursuant to Class 1. Per State CEQA Guidelines Article 19, Section 15301, Class I, consists of the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use. Category (a) consists of interior or exterior alterations involving such things as interior partitions, plumbing, and electrical conveyances. The Project fits into this Class due to the proposed lease, and minor alteration of an existing retail space in a public parking lot, involving negligible or no expansion of existing or former use. The proposed alterations fit squarely into Category (a) as interior alterations, including interior partitions, and plumbing and potentially electrical conveyances, for the restrooms and the visitors center.

Similarly, *Los Angeles CEQA Guidelines Class 1. Existing Facilities*, consists of the operation, repair, maintenance or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that previously existing. Category (1) specifically consists of interior or exterior alterations involving remodeling or minor construction where there be negligible or no expansion of use.

B. Consideration of Potential Exceptions to use of a Categorical Exemption

The State CEQA Guidelines (CCR Sec 15300.2) limit the use of categorical exemptions in the following circumstances:

1. Location. Exemption Classes 3, 4, 5, 6, and 11 are qualified by consideration of where the project is to be located – a project that is ordinarily insignificant in its impact on the environment may be significant in a particularly sensitive environment. Therefore, these classes are considered to apply all instances, except where the project may impact on an environmental resource of hazardous or critical concern where designated, precisely mapped, and officially adopted pursuant to law by federal, state, or local agencies.

This Project is exempt from CEQA pursuant to State CEQA Guidelines Article 19, Section 15301, Class 1. *Existing Facilities*. Therefore, this exception does not apply.

2. Cumulative Impact. This exception applies when, although a project may not have a significant impact, the cumulative impact of successive projects of the same type in the same place, over time is significant.

The Public Right of Way Reservation System (<https://navigatela.lacity.org/pwrsviewer/>) shows several street improvements and a sewer repair project within 750 feet of the project site that may partially overlap in time with the anticipated construction of the tenant improvements. Most of the projects are located along Selma Avenue or Hollywood Boulevard. The Proposed Project includes tenant improvements and no other projects of the same nature or in the same place over time are anticipated. Therefore, this exception has no application to this Project.

3. Significant Effect. This exception applies when, although the project may otherwise be exempt, there is a reasonable possibility that the project will have a significant effect due to unusual circumstances.

This Project consists of funding allocation, a lease or other similar agreement, and minor tenant improvements at an existing vacant retail space at an LADOT garage. Construction means and methods are typical of tenant improvements. No unusual circumstances are known or anticipated. Therefore, this exception has no application to this Project.

4. Scenic Highway. A categorical exemption shall not be used for a project which may result in damage to scenic resources, including but not limited to, trees, historic buildings, rock outcroppings, or similar resources, within a highway officially designated as a state scenic highway.

The proposed Project is not within a state designated scenic highway or within sight of any state designated scenic highway. Therefore, this exception has no application to this project.

5. Hazardous Waste Site. This exception applies when a project is located on a site listed as a hazardous waste site under Government Code Section 65962.5.

As of May 9, 2025, the Project site was not listed as a hazardous waste site. Therefore, this exception has no application to this Project.

6. Historical Resources. This exception applies when a project may cause a substantial adverse

change in the significance of a historical resource.

No historic resources are involved, neither the Vine Street garage nor the Project site are listed as historic resources in the City's Historic Places LA or the Hollywood Community Plan. This exception has no application to this project.

IV. REFERENCES

BNI-Building News. Standard Specifications for Public Works Construction. Public Works Standards Inc., "Green Book".

BNI-Building News. *Work Area Traffic Control Handbook*. Available from <http://www.watchbook.org/>

California Code of Regulations, Title 14, Division 6, Chapter 3 (State CEQA Guidelines), available from <http://leginfo.legislature.ca.gov/>

California Department of Toxic Substances Control (DTSC). EnviroStor Database. Retrieved April 21, 2025, from www.envirostor.dtsc.ca.gov

California Department of Transportation (Caltrans). *California State Scenic Highway System Map*. Retrieved April 21, 2025, from <https://dot.ca.gov/programs/design/lap-landscape-architecture-and-community-livability/lap-liv-i-scenic-highways>

City of Los Angeles Department of City Planning. Hollywood Community Plan. 2025. Retrieved various days in May 2025, <https://planning.lacity.gov/odocument/006954e9-57e1-4f1f-ac48-d819e6450249/Hollywood%20Community%20Plan.pdf>

City of Los Angeles Department of Public Works Bureau of Engineering. *NavigateLA*. Retrieved on April 21, 2025, <https://navigatela.lacity.org/navigatela/>

City of Los Angeles Environmental Quality Act Guidelines available from https://planning.lacity.org/EIR/CEQA_Guidelines/City_CEQA_Guidelines.pdf

City of Los Angeles, City of Los Angeles HistoricPlacesLA. Project site address searched on various dates in May 2025, <https://historicplacesla.lacity.org/index.htm>

City of Los Angeles Municipal Code. <https://lacity.gov/government/city-charter-rules-and-codes>

Public Resources Code, Div. 13, Sections 21000-21189 (CEQA), available from <http://leginfo.legislature.ca.gov/>