



**Camino  
Nuevo  
Charter  
Academy**  
*Burlington  
Campus*

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March 4, 2018

City of Los Angeles  
City Clerk  
Room 395, City Hall  
200 North Spring St.  
Los Angeles, CA 90012

Re: Council File No. 17-1272

To Whom It May Concern:

The Camino Nuevo Charter Academy Burlington Campus and Early Childhood Center is located within 300 feet of the proposed development; subsequently, we have substantial concerns about the impact it will have on our community. Camino Nuevo Charter Academy (CNCA), founded by Pueblo Nuevo Development, has had a strong presence in the Rampart and MacArthur Park communities for over 17 years.

We currently serve nearly 700 students at our Early Education Center and Burlington Kindergarten- 8<sup>th</sup> grade campus, plus 800+ alumni we continue to support through their college success. Over 99% of our students qualify for free and reduced lunch and the majority of students reside in and around the Greater MacArthur Park community. Although the proposed project will help revitalize the community, we are concerned the costs to the community could exceed the benefits. Specifically, we are concerned that:

- The addition of a 478-unit apartment building and 220 key hotel will severely increase overcrowding. The census tract for the community maintains the highest percentage of severe overcrowding in the city.
- Low-income residents will be displaced and the diverse cultural fabric of the community will change. Annual income within this district is the lowest in Los Angeles: the median income is \$11,475. The poverty rate in the area is 35%, compared with a citywide rate of 18%. Rentals represent 82% of housing units in the neighborhood versus 34% nationally. With only 39 affordable units in the entire development, this development is not designed to serve the existing community.
- There will be further strain on public safety because of increased traffic, noise, and alcohol sales.
- The design is out of context with the existing low-profile neighborhood and calling MacArthur Park the Lake on Wilshire is disrespectful as it blatantly erases the long-standing identity of our community.

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Concurrently, we know the project is positioned to offer community partnerships, extracurricular opportunities for students, and employment for community residents. We are hopeful that these benefits are plentiful, and not fleeting, and there will be a direct opportunity for our students and families to benefit.

On behalf of the students and families we serve, we request that the developer address the above concerns and demonstrate how the new development will serve existing residents and strengthen the community. And we ask the City to seriously consider these issues before moving forward.

Sincerely,



Ana Ponce  
Chief Executive Officer