



Office of the Los Angeles City Attorney  
Hydee Feldstein Soto

**REPORT NO. R25-0456**  
**SEPT 18 2025**

**REQUEST FOR CLOSED SESSION PURSUANT TO  
GOVERNMENT CODE SECTION 54956.9(d)(1)**

REPORT RE:

**PENDING LITIGATION**

**CESAR CHAVEZ 888, LLC v. CITY OF LOS ANGELES**  
**LASC CASE NO. 24STCP01880**  
**(COUNCIL DISTRICT 14)**

The Honorable City Council  
of the City of Los Angeles  
Room 395, City Hall  
200 North Spring Street  
Los Angeles, California 90012

Honorable Councilmembers:

This Office recommends that discussions with, and advice from, legal counsel regarding this pending litigation be scheduled and held in closed session pursuant to California Government Code Section 54956.9(d)(1). Government Code Section 54956.9(g) requires you to state publicly, prior to the closed session, the subdivision of this section that authorizes the closed meeting, and that the closed session is being held to confer or discuss with, or receive advice from, legal counsel regarding pending litigation.

This litigation concerns a decision on appeal by the East Los Angeles Area Planning Commission (APC) pertaining to a Redevelopment Plan Project Compliance Review for a 50-unit mixed-use project with five Extremely Low-Income units at 2115-2125 E. Cesar Chavez Avenue and 301-309 N. Chicago Street.

If you have any questions regarding this matter, please contact Deputy City Attorney Ernesto Velazquez by email at [ernesto.velazquez@lacity.org](mailto:ernesto.velazquez@lacity.org). A member of this Office will be available when you consider this matter to answer questions you may have.

Sincerely,

HYDEE FELDSTEIN SOTO, City Attorney

By   
JOHN W. HEATH  
Chief Assistant City Attorney

EV:lr