



THOMAS SAFRAN & ASSOCIATES

February 2, 2026

Planning and Land Use Management Committee
LA City Hall - 200 N. Spring St., Room 340
Los Angeles, CA 90012

Attn: Candy Rosales – PLUM Legislative Assistant (clerk.plumcommittee@lacity.org)

Cc: Councilmember Traci Park, Council District 11 (councilmember.park@lacity.org)
Craig Bullock, Planning Director – Council District 11 (craig.bullock@lacity.org)

Re: Support for Denial of CEQA Appeal – Barry Building (11973–11975 San Vicente Boulevard)

Dear Councilmember Blumenfield - PLUM Committee Chair and Honorable Members of the PLUM Committee,

This is the third letter I have submitted in support of issuing the demolition permit for the Barry Building, and in opposition to yet another appeal seeking to delay its removal. I write this to supplement my 2 previous statements.

I have lived and worked within a block of this building for over three decades and have spent more than 50 years developing land throughout Los Angeles - with a focus on affordable housing, public safety, and enhancing the beauty and vitality of our city. I write not as a distant observer, but as a local resident and long-term steward of this neighborhood.

At its core, this matter is about public safety.

The Barry Building has been identified by the City as structurally deficient and subject to the Soft Story Retrofit Ordinance. It does not meet current seismic safety standards. In a city defined by seismic risk, maintaining a vacant, deteriorating, non-compliant structure is not responsible governance. As a resident of Brentwood and as someone who has dedicated his career to safe and compliant development, I believe strongly that public safety must outweigh sentiment.

The building has now remained vacant for years. It has become both a visual and physical blight along San Vicente Boulevard, contributing nothing to the community while posing ongoing safety risks and liability concerns. Broken windows, rotting wood, and deterioration leave it increasingly vulnerable to seismic damage, creating unnecessary danger for the surrounding neighborhood and potential exposure for the City.

Equally important, the City has already done what CEQA requires.

An Environmental Impact Report was prepared, circulated, and responded to in full compliance with the law. Preservation alternatives were studied. Economic feasibility was evaluated by independent experts. The City made formal findings and adopted a Statement of Overriding Considerations based on substantial evidence. The prior appeal was denied after careful review. This latest appeal presents no new evidence and raises no procedural deficiency - it simply disagrees with a thoroughly-supported, lawful decision.





THOMAS SAFRAN & ASSOCIATES

CEQA was designed to ensure transparency and environmental review, not to indefinitely delay projects that have satisfied its requirements. At some point, process must give way to progress.

Removing obsolete and infeasible structures in Los Angeles is often a necessary step toward safe, code-compliant, energy-efficient redevelopment that serves the community. We cannot declare emergencies - seismic, housing, or economic - while preserving unsafe and vacant buildings that no longer serve the public good.

For these reasons, I respectfully urge the PLUM Committee to deny this appeal and allow the demolition permit to proceed without further delay.

Thank you for your consideration and for your service to our City.

Sincerely,

Thomas L. Safran

