

# PROOF OF MAILING STATEMENT

CASE NO.(s) CPC-2021-2020-DB-CDP-SPPC-MEL-HCA-1A

\_\_\_\_\_  
\_\_\_\_\_

This certifies that I/WE have mailed the **NOTICE OF PUBLIC HEARING** for (Project Description):

Appeal- The project consists of the demolition of two single-family dwellings, and the construction of a 26,889 square-foot, five story, mixed-use building consisting of 20 residential units, of which four (4) residential units will be set aside for Very Low Income Households, 3,676 square feet of restaurant uses, including 2,098 square feet of indoor dining Service Floor area and 467 square feet of outdoor dining Service Floor area; 656 square feet of office uses and a roof deck with a solar trellis and a roof access, structure, providing 28 parking spaces within a one level subterranean garage.

located at (Project Address): 1410-1422 South Main Street

for the Public Hearing/Meeting scheduled on: Tuesday, June 23, 2026

I hereby certify under the penalty of perjury that I mailed the above-mentioned **NOTICE OF PUBLIC HEARING** on: Friday, May 29, 2026

to the **MAILING LIST(s) ATTACHED.**

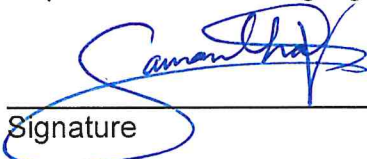
\_\_\_\_\_  
Applicant (Print)

\_\_\_\_\_  
Signature

Date \_\_\_\_\_

Samantha Velazquez (QMS)

\_\_\_\_\_  
Representative/Mailing Agent (Print)

  
\_\_\_\_\_  
Signature

*The processing of your case will not be completed until this form is returned to the case file for your project.*

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**OWNERSHIP LIST**  
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1 THREE ON THE TREE LLC 729 7TH AVE NEW YORK NY 10019	2 THREE ON THE TREE VENICE LLC 551 MOUNTAIN GREEN DR CALABASAS CA 91302	3 208 WESTMINSTER LLC 200 WESTMINSTER AVE # A VENICE CA 90291
4 AJN WESTMINSTER LLC 884 S LA LUNA AVE OJAI CA 93023	5 1330 1390 MAIN STREET LLC 2452 WILSHIRE BLVD SANTA MONICA CA 90403	6 HORIZON & MAIN LLC 2108 N BROADWAY LOS ANGELES CA 90031
7 TRAEGER LOUIS V 201 N WESTSHORE DR APT 2302 CHICAGO IL 60601	8 HIRSCHFIELD RICHARD S PO BOX 1916 VENICE CA 90294	9 LION HORIZON 26 LLC & 300 S BEVERLY DR STE 408 BEVERLY HILLS CA 90212
10 RUZICKA ALAN V 21070 PACIFIC COAST HWY MALIBU CA 90265	11 HALO HOUSE LLC 214 SAN JUAN AVE VENICE CA 90291	12 OLYENIK LARISA R PO BOX 1139 VENICE CA 90294
13 SCHINZ LIVING TRUST 18219 COASTLINE DR #7 MALIBU CA 90265	14 HIRSCHFIELD RICHARD S PO BOX 5718 SANTA MONICA CA 90409	15 GILBERT CHRIS 224 SAN JUAN AVE VENICE CA 90291
16 2ND HORIZON LLC 1920 EFFIE ST APT 5 LOS ANGELES CA 90026	17 MCPHEE ANGELA LIVING TRUST 618 PACIFIC ST #2 SANTA MONICA CA 90405	18 PURPLE LLC PO BOX 4469 WESTLAKE VILLAGE CA 91359
19 SNP BUDDY LLC 4126 BELLINGHAM AVE STUDIO CITY CA 91604	20 MONTANO SYLVIA 229 HORIZON AVE VENICE CA 90291	21 MENTONES LLC 1180 S BEVERLY DR STE 501 LOS ANGELES CA 90035
22 L A CITY 200 N SPRING ST #395 LOS ANGELES CA 90012	23 KITCHEN ELIZABETH F 29 LATIMER RD SANTA MONICA CA 90402	24 HAMMER MELVYN B PO BOX 1916 VENICE CA 90294
25 OPEN HSE LOS ANGELES REALTY 11TH FL 10-1 GINZA 6-CHOME	26 NEW TOWN HOMES DEVELOPMENT 12121 WILSHIRE BLVD STE 555 LOS ANGELES CA 90025	27 BAMBOO PROPERTIES PTSHPP LLC 11318 ARGAN AVE CULVER CITY CA 90230

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28  
GREEN ON MAIN LLC  
1311 1/2 MAIN ST  
VENICE CA 90291

31  
RAGSDALE KEVIN  
5460 W 77TH ST  
LOS ANGELES CA 90045

34  
RKMS MANAGEMENT LLC  
1301 MAIN ST  
VENICE CA 90291

37  
THOMAS KRISTA D  
1411 S MAIN ST # 2  
LOS ANGELES CA 90015

40  
NAVRAN OMID  
1418 INNES PL  
VENICE CA 90291

43  
MAIN & MARKET LLC  
5301 BEETHOVEN ST STE 134  
LOS ANGELES CA 90066

46, 49  
LERNER LAURIE  
12262 RICHWOOD DR  
LOS ANGELES CA 90049

50  
SELZER RICHARD B  
1643 WESTWOOD BLVD  
LOS ANGELES CA 90024

53  
SCHNEIDER PAUL  
236 HORIZON AVE  
VENICE CA 90291

29  
FRITSCH LARRY  
303 W LAKESHORE DR  
CARRIERE MS 39426

32  
YOON JANET  
4111 W MCFARLANE AVE  
BURBANK CA 91505

35  
INNES PLACE VENICE LLC  
470 SYCAMORE RD  
SANTA MONICA CA 90402

38  
TILLEY JOHN J  
2200 W VALLEY BLVD  
ALHAMBRA CA 91803

41  
GRADY MICHAEL (TE)  
228 43RD ST  
MANHATTAN BEACH CA 90266

44  
WOOLSEY THOMAS D  
8632 VENICE BLVD  
LOS ANGELES CA 90034

47  
SAPIN KEVIN (TE)  
225 MARKET ST # A  
VENICE CA 90291

51  
COUNTRYMAN MERLE D (TE)  
601 PASEO DE LA PLAYA  
REDONDO BEACH CA 90277

54  
HORIZON LARRK LLC  
234 HORIZON AVE APT 5  
VENICE CA 90291

30  
1320 INNES PLACE LLC  
17570 POSETANO RD  
PACIFIC PALISADES CA 90272

33  
MAIN STREET VENICE LLC  
470 SYCAMORE RD  
SANTA MONICA CA 90402

36  
SMITH ANDREW H  
22 LITTLE TOWN LN  
BEDFORD NY 10506

39  
WALLERSTEIN MICHAEL  
1411 MAIN ST # 4  
VENICE CA 90291

42  
CATES HORIZON INC  
9595 WILSHIRE BLVD STE 708  
BEVERLY HILLS CA 90212

45  
KERSLAKE FAMILY TRUST  
221 MARKET ST  
VENICE CA 90291

48  
GOULDEN ELLIOTT M TRUST  
265 S 2ND ST  
SANTA ROSA BEACH FL 32459

52, 73  
HEDFORD BRIAN (TE) & MOLLY (TE)  
232 MARKET ST  
VENICE CA 90291

55  
CARTY JAMES F  
PO BOX 1879  
SANTA MONICA CA 90406

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56 RESNICK JOSHUA M 230 HORIZON AVE VENICE CA 90291	57 RAWSON KATHLEEN L (TE) 226 HORIZON AVE VENICE CA 90291	58 FINDLER MARK E (TE) 16439 KINGSBURY ST GRANADA HILLS CA 91344
59 TONKIN ROBERT J 20605 CHENEY DR TOPANGA CA 90290	60 CLARK KEITH S (TE) 313 W BROOKDALE PL FULLERTON CA 92832	61 FLETCHER SHEILA 229 GOLD MINE DR SAN FRANCISCO CA 94131
62 MUREZ JAMES D (TE) & MELANIE G 804 MAIN ST VENICE CA 90291	63 CHAING JUNG Y (TE) 214 MARKET ST # 1 VENICE CA 90291	64 TOHIDI SASCHA 209 WINDWARD AVE VENICE CA 90291
65 PERLOFF BERNARD 321 HAMPTON DR STE 202 VENICE CA 90291	66 CHAING JUNG Y (TE) 2419 EASTERN CANAL CT VENICE CA 90291	67 CABO RICHARD F 217 WINDWARD AVE VENICE CA 90291
68 TOTIS BENJAMIN P 221 WINDWARD AVE VENICE CA 90291	69 DENBY LISA 225 WINDWARD AVE VENICE CA 90291	70 WHITE SARA B (TE) 227 WINDWARD AVE VENICE CA 90291
71 MOREY CLEMENT A III 4049 SAINT ANDREWS CT LOMPOC CA 93436	72 90018 COLLECTION LLC 449 W FOOTHILL BLVD #525 GLENORA CA 91741	74 MANKIN DONALD (TE) & KATHERINE 230 MARKET ST VENICE CA 90291
75 MASKET SAMUEL 228 MARKET ST VENICE CA 90291	76 BRETTWOOD INC & 239 OREGON ST EL SEGUNDO CA 90245	77 CSOKE DORIS 14345 MULHOLLAND DR LOS ANGELES CA 90077
78 WALTER GREGORY (TE) 2235 PROSPECT AVE VENICE CA 90291	79 FATTORINI GLADYS 13535 VENTURA BLVD # C229 SHERMAN OAKS CA 91423	80 VENICE BEACH DEV PROJECT LLC 602 N BEDFORD DR BEVERLY HILLS CA 90210
81 CALIDRIS LLC 1301 N CATALINA ST STE 2 LOS ANGELES CA 90027	NICK LEATHERS CREST REAL ESTATE 11150 W OLYMPIC BLVD #700 LOS ANGELES CA 90064	TRACI PARK, CD 11 CITY HALL 200 N SPRING ST #410 LOS ANGELES CA 90012

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VENICE  
NEIGHBORHOOD COUNCIL  
PO BOX 550  
VENICE CA 90294

BUREAU OF  
ENGINEERING  
201 N FIGUEROA STREET, 2ND FLR  
LOS ANGELES CA 90012

DEPARTMENT OF  
NEIGHBORHOOD EMPOWERMENT  
200 N SPRING ST, #2005  
LOS ANGELES CA 90012

DEPARTMENT OF  
TRANSPORTATION  
100 S MAIN ST, #10TH FLOOR  
LOS ANGELES CA 90012

DEPT OF BUILDING AND SAFETY  
MAIL STOP 115  
201 N FIGUEROA ST, FLOOR 10  
LOS ANGELES CA 90012

LOS ANGELES UNIFIED SCHOOL DISTRICT  
333 S GRAND AVENUE, FLR 6  
LOS ANGELES CA 90071

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1  
OCCUPANT  
1410 MAIN ST  
VENICE CA 90291

2  
OCCUPANT  
1414 MAIN ST  
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200 WESTMINSTER AVE  
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OCCUPANT  
200-A WESTMINSTER AVE  
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208 WESTMINSTER AVE  
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212 WESTMINSTER AVE  
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214 WESTMINSTER AVE  
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1310 PACIFIC AVE  
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214 WESTMINSTER AVE  
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213 SAN JUAN AVE  
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1378 MAIN ST  
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1380 MAIN ST  
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205 HORIZON AVE #2  
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205 HORIZON AVE #3  
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205 HORIZON AVE #4  
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207 HORIZON AVE  
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208 SAN JUAN AVE #1  
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208 SAN JUAN AVE #4  
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211 HORIZON AVE #1  
VENICE CA 90291

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8  
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211 HORIZON AVE #2  
VENICE CA 90291

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228 SAN JUAN AVE  
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227 HORIZON AVE #4  
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231 HORIZON AVE  
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150 HORIZON AVE  
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202 HORIZON AVE #2  
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202 HORIZON AVE #5  
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202 HORIZON AVE #3  
VENICE CA 90291

42  
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202 HORIZON AVE #6  
VENICE CA 90291

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42  
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208 HORIZON AVE #A  
VENICE CA 90291

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208 HORIZON AVE #B  
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208 HORIZON AVE #D  
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215 MARKET ST #B  
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215 MARKET ST #C  
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215 MARKET ST #D  
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219 MARKET ST  
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221 MARKET ST #A  
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221 MARKET ST #B  
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223 1/2 MARKET ST  
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225 MARKET ST #B  
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233 MARKET ST #A  
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233 MARKET ST #B  
VENICE CA 90291

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235 MARKET ST #A  
VENICE CA 90291

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50  
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235 MARKET ST #B  
VENICE CA 90291

51  
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237 1/2 MARKET ST  
VENICE CA 90291

54  
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234 HORIZON AVE #1  
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54  
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234 HORIZON AVE #4  
VENICE CA 90291

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232 HORIZON AVE #3  
VENICE CA 90291

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224 HORIZON AVE #1  
VENICE CA 90291

58  
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224 HORIZON AVE #4  
VENICE CA 90291

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216 HORIZON AVE  
VENICE CA 90291

62  
OCCUPANT  
210 HORIZON AVE #2  
VENICE CA 90291

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235 MARKET ST #C  
VENICE CA 90291

52  
OCCUPANT  
239 MARKET ST  
VENICE CA 90291

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OCCUPANT  
234 HORIZON AVE #2  
VENICE CA 90291

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232 HORIZON AVE #1  
VENICE CA 90291

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OCCUPANT  
232 HORIZON AVE #4  
VENICE CA 90291

58  
OCCUPANT  
224 HORIZON AVE #2  
VENICE CA 90291

59  
OCCUPANT  
218 HORIZON AVE  
VENICE CA 90291

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OCCUPANT  
214 HORIZON AVE  
VENICE CA 90291

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OCCUPANT  
210 HORIZON AVE #3  
VENICE CA 90291

51  
OCCUPANT  
237 MARKET ST  
VENICE CA 90291

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239 1/2 MARKET ST  
VENICE CA 90291

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234 HORIZON AVE #3  
VENICE CA 90291

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232 HORIZON AVE #2  
VENICE CA 90291

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226 1/2 HORIZON AVE  
VENICE CA 90291

58  
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224 HORIZON AVE #3  
VENICE CA 90291

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218 1/2 HORIZON AVE  
VENICE CA 90291

62  
OCCUPANT  
210 HORIZON AVE #1  
VENICE CA 90291

62  
OCCUPANT  
210 HORIZON AVE #4  
VENICE CA 90291

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63  
OCCUPANT  
1500 MAIN ST  
VENICE CA 90291

66  
OCCUPANT  
215 WINDWARD AVE  
VENICE CA 90291

71  
OCCUPANT  
231 WINDWARD AVE  
VENICE CA 90291

72  
OCCUPANT  
236 1/2 MARKET ST  
VENICE CA 90291

76  
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222 MARKET ST #1  
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76  
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222 MARKET ST #4  
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77  
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220 MARKET ST #2  
VENICE CA 90291

77  
OCCUPANT  
220 MARKET ST #5  
VENICE CA 90291

78  
OCCUPANT  
218 MARKET ST  
VENICE CA 90291

63  
OCCUPANT  
213 WINDWARD AVE  
VENICE CA 90291

67  
OCCUPANT  
217 1/2 WINDWARD AVE  
VENICE CA 90291

72  
OCCUPANT  
236 MARKET ST  
VENICE CA 90291

72  
OCCUPANT  
238 1/2 MARKET ST  
VENICE CA 90291

76  
OCCUPANT  
222 MARKET ST #2  
VENICE CA 90291

76  
OCCUPANT  
222 MARKET ST #5  
VENICE CA 90291

77  
OCCUPANT  
220 MARKET ST #3  
VENICE CA 90291

77  
OCCUPANT  
220 MARKET ST #6  
VENICE CA 90291

78  
OCCUPANT  
218 1/2 MARKET ST  
VENICE CA 90291

65  
OCCUPANT  
211 WINDWARD AVE  
VENICE CA 90291

71  
OCCUPANT  
229 WINDWARD AVE  
VENICE CA 90291

72  
OCCUPANT  
238 MARKET ST  
VENICE CA 90291

73  
OCCUPANT  
232 1/2 MARKET ST  
VENICE CA 90291

76  
OCCUPANT  
222 MARKET ST #3  
VENICE CA 90291

77  
OCCUPANT  
220 MARKET ST #1  
VENICE CA 90291

77  
OCCUPANT  
220 MARKET ST #4  
VENICE CA 90291

77  
OCCUPANT  
220 MARKET ST #7  
VENICE CA 90291

79  
OCCUPANT  
214 MARKET ST #1  
VENICE CA 90291

**QMS 25-103**  
**OCCUPANT LIST**  
**MAY 27 2025**  
**PAGE 8**

79  
OCCUPANT  
214 MARKET ST #2  
VENICE CA 90291

80  
OCCUPANT  
121 WINDWARD AVE  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #102  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #105  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #201  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #204  
VENICE CA 90291

79  
OCCUPANT  
214 MARKET ST #3  
VENICE CA 90291

81  
OCCUPANT  
185 WINDWARD AVE  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #103  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #106  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #202  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #205  
VENICE CA 90291

79  
OCCUPANT  
214 MARKET ST #4  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #101  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #104  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #107  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #203  
VENICE CA 90291

81  
OCCUPANT  
1501 MAIN ST #206  
VENICE CA 90291