

# NOTICE OF COMPLETION AND AVAILABILITY OF DRAFT ENVIRONMENTAL IMPACT REPORT

March 21, 2019

2017011062

**ENVIRONMENTAL CASE NO.:** ENV-2016-3809-EIR  
**STATE CLEARINGHOUSE NO.:** 2017011062  
**PROJECT NAME:** 222 West 2nd Project  
**PROJECT APPLICANT:** CA-LATS South, LLC  
**PROJECT ADDRESS:** 213 South Spring Street, 200–210 South Broadway, and 232–238 West 2nd Street, Los Angeles, CA 90012  
**COMMUNITY PLAN AREA:** Central City  
**COUNCIL DISTRICT:** 14—Huizar  
**PUBLIC COMMENT PERIOD:** March 21, 2019—May 6, 2019

In accordance with the California Environmental Quality Act (CEQA), the City of Los Angeles (City), as Lead Agency, has prepared a Draft Environmental Impact Report (DEIR) for the proposed 222 West 2nd Project (Project). This notice provides the public, nearby residents and property owners, responsible agencies, and other interested parties with a summary of the Project, conclusions of the Draft EIR, information regarding the availability of the Draft EIR for public review, and the timeframe for submitting comments on the Draft EIR. Comments must be submitted in writing according to the directions below.

## PROJECT DESCRIPTION:

The Project involves the development of a 30-story, mixed-use building consisting of 107 residential units (comprising an estimated 137,347 square feet), 7,200 square feet of ground level commercial retail uses, and 534,044 square feet of office uses in Downtown Los Angeles. The 2.71-acre Project Site, bounded by South Broadway on the west, West 2nd Street on the north, and South Spring Street on the east, is the future site of the Los Angeles County Metropolitan Transportation Authority (Metro) Regional Connector 2nd Street/Broadway rail station and portal. The 2nd Street/Broadway rail station will be below grade, with a station portal at the northwest corner of the Project Site at 2nd Street and Broadway. The Metro station and portal are currently under construction. Overall, the Project's improvements (including the Metro portal) will comprise a total of 688,401 square feet of floor area and replace a surface parking lot located on the northern portion of the Project Site. An existing five-story parking structure is located on the southern portion of the Project Site and will remain and be reconfigured to provide required automobile and long-term bicycle parking for the Project. The Project includes a landscaped paseo and plaza surrounding the Metro portal, as well as amenity decks offering a variety of community spaces, including landscaped terraces and rooftop gardens.

## ANTICIPATED SIGNIFICANT ENVIRONMENTAL EFFECTS:

Based on the analysis provided in the Draft EIR, the Project would result in significant and unavoidable impacts related to: on-site construction noise, on- and off-site construction vibration (related to human annoyance), and intersection levels of service during operations; as well as cumulative impacts with respect to on- and off-site construction noise and off-site construction vibration (related to human annoyance). The Project's on-site construction noise impact and on-site construction vibration impact (with respect to human annoyance)

would only be significant and unavoidable if the proposed Times Mirror Square project is completed and occupied before or during Project construction. Additionally, cumulative on-site construction noise impacts would only be significant and unavoidable if construction of the Times Mirror Square project occurs concurrently with Project construction. Further, should peak construction traffic associated with the Times Mirror Square project be completed prior to commencement of Project construction, the cumulative off-site construction noise impact may not occur. All other potential impacts would be less than significant or mitigated to less-than-significant levels.

**FILE REVIEW AND COMMENTS:**

The Draft EIR and the documents referenced in the Draft EIR are available for public review at the City of Los Angeles, Department of City Planning, 221 North Figueroa Street, Suite 1350, Los Angeles, CA 90012, during office hours Monday–Friday, 9:00 A.M.–4:00 P.M. Please contact the Staff Planner listed below to schedule an appointment.

The Draft EIR is also available online at the Department of City Planning’s website at <http://planning.lacity.org> (click on the “Environmental Review” tab on the left-hand side, then “Draft EIR,” and click on the Project title); and copies are also available at the following Library Branches:

- 1) Los Angeles Central Library, 630 West Fifth Street, Los Angeles, CA 90071
- 2) Little Tokyo Branch Library, 203 South Los Angeles Street, Los Angeles, CA 90012
- 3) Chinatown Branch Library, 639 North Hill Street, Los Angeles, CA 90012
- 4) The Echo Park Branch Library, 1410 West Temple Street, Los Angeles, CA 90026
- 5) Pico Union Branch Library, 1030 South Alvarado Street, Los Angeles, CA 90006

The Draft EIR can also be purchased on CD-ROM for \$5.00 per copy. Contact **Kathleen King** at **(213) 847-3624** to purchase copies.

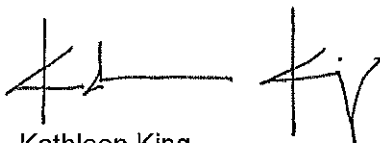
If you wish to submit comments following review of the Draft EIR, please reference the Environmental Case No. above, and submit them in writing by **May 6, 2019, no later than 4:00 P.M.**

Please direct your comments to:

**Mail:** Kathleen King  
City of Los Angeles, Department of City Planning  
221 North Figueroa Street, Suite 1350  
Los Angeles, CA 90012

**E-mail:** [kathleen.king@lacity.org](mailto:kathleen.king@lacity.org)

VINCENT P. BERTONI, AICP  
Director of Planning



Kathleen King  
Major Projects Section  
Department of City Planning  
(213) 847-3624

***Puede obtener información en Español acerca de esta junta llamando al (213) 847-1454.***