

## **M-3 Los Angeles Unified School District Correspondence**





**LOS ANGELES UNIFIED SCHOOL DISTRICT**  
*Facilities Services Division*

DATE: January 7, 2019

TO: Mindy Nguyen  
Department of City Planning  
200 N. Spring Street, Room 525  
Los Angeles, CA 90012

FROM: Rena Perez, Director  
Master Planning & Demographics

SUBJECT: Environmental Impact Report Information Requested for: **HOLLYWOOD CENTER PROJECT**, 1720, 1749, 1750, and 1770 Vine Street; 1770 Ivar Avenue; and 1733 North Argyle Avenue, Los Angeles, CA 90028. The project has two options: the Residential Option and Hotel Option. The Residential Option is planned to construct 1,005 residential units, (872 market-rate units and 133 senior affordable units); and the Hotel Option is planned to construct 884 residential units, (768 market-rate units and 116 senior affordable units) and 220 hotel rooms. Both options includes retail/commercial use.

Included please find a **LAUSD Schools Enrollments and Capacities Report** for the schools and programs serving the project address. This report contains the most recent data available on operating capacities and enrollments, and is designed to address any questions pertaining to overcrowding and factors related to school capacity. All schools operate on single track calendars.

Please note that no new school construction is planned and the data in this report *already take into account*: portable classrooms on site, additions being built onto existing schools, student permits and transfers, programs serving choice areas, and any other operational activities or educational programming affecting the operating capacities and enrollments among LAUSD schools.

Additional information on LAUSD's Capital Improvement programs can be found on the Facilities Services Division main webpage at <http://www.laschools.org/new-site/>. Listings of residential schools and other programs serving the project can be found using LAUSD's Residential School Finder at <http://rsi.lausd.net/ResidentSchoolIdentifier/>.

The Developer Fee Justification Study with student generation rates can be found online at <https://achieve.lausd.net/domain/921>.

**MASTER PLANNING AND DEMOGRAPHICS RESPONSE TO SPECIFIC QUESTIONS**

- Questions: 1, 3, 5, 6 & 8** Please see LAUSD Schools Enrollments and Capacities Report details;
- Question: 7** Please contact the LAUSD Developer Fee Program Office (DFPO) at (213) 241-0715 if more information regarding fees and student generation rates is needed.

**ATTACHMENTS**

1. LAUSD SCHOOLS ENROLLMENTS AND CAPACITIES REPORT
2. BOUNDARY DESCRIPTIONS FOR SCHOOLS SERVING PROPOSED PROJECT  
Boundary descriptions for existing schools identified as serving the proposed project

Sincerely,

  
Rena Perez, Director

**PROJECT SERVED: HOLLYWOOD CENTER PROJECT, 1720, 1749, 1750, and 1770 Vine Street; 1770 Ivar Avenue; and 1733 North Argyle Avenue, Los Angeles, CA 90028. The project has two options: the Residential Option and Hotel Option. The Residential Option is planned to construct 1,005 residential units, (872 market-rate units and 133 senior affordable units; and the Hotel Option is planned to construct 884 residential units, (768 market-rate units and 116 senior affordable units) and 220 hotel rooms. Both options includes retail/commercial use.**

**SCHOOL YEAR: 2017-2018**

1	2	3	4	5	6	7	8	9	10
Cost Center Code	School Name	Capacity	Resident Enrollment	Actual Enrollment	Current seating overage/(shortage)	Overcrowded Now?	Projected Enrollment	Projected seating overage/(shortage)	Overcrowding Projected in Future?
1304101	Cheremoya Ave EI	392	318	296	74	No	340	52	No
1822601	Le Conte MS	601	1099	836	(498)	Yes	1015	(414)	Yes
1869301	Hollywood SH	1510	1234	1535	276	No	1127	383	No

**Schools Planned to Relieve Known Overcrowding**  
 NONE

see next page

NOTES:

- <sup>1</sup> School's ID code.
- <sup>2</sup> School's name
- <sup>3</sup> School's operating capacity. The maximum number of students the school can serve with the school's classroom utilization. Excludes capacity allocated to charter co-locations. Includes capacity for magnet programs.
- <sup>4</sup> The total number of students living in the school's attendance area and who are eligible to attend the school at the start of the reported school year, plus students enrolled at any on-site magnet centers.
- <sup>5</sup> The number of students actually attending the school at the start of the reported school year, including magnet students.
- <sup>6</sup> Reported school year seating overage or (shortage): equal to (capacity) - (resident enrollment).
- <sup>7</sup> Reported school year overcrowding status of school. The school is overcrowded if any of these conditions exist:
  - There is a seating shortage.
  - There is a seating overage of LESS THAN or EQUAL TO a margin of 20 seats.
- <sup>8</sup> Projected 5-year total number of students living in the school's attendance area and who are eligible to attend the school as of the start of the school year. Includes magnet students.
- <sup>9</sup> Projected seating overage or (shortage): equal to (capacity) - (projected enrollment).
- <sup>10</sup> Projected overcrowding status of school. The school will be considered overcrowded in the future if any of these conditions exist:
  - There is a seating shortage in the future.
  - There is a seating overage of LESS THAN or EQUAL TO a margin of 20 seats in the future.
- <sup>o</sup> Magnet Schools with Resident Kindergarten Enrollment: Resident enrollment is reported for Kindergarten only. Actual enrollment is reported for all grades in school. Projected data not reported.
- \* Enrollment is by application only.

**LOS ANGELES UNIFIED SCHOOL DISTRICT**  
Facilities Services Division

**LOC. CODE:** 3041

**COST CENTER:** 1304101

**SUBJECT:** NEW SERVICE BOUNDARY DESCRIPTION FOR CHEREMOYA AVENUE SCHOOL EFFECTIVE JULY 1, 2005.

The area described below has been approved by the superintendent as the attendance area served by the above-mentioned school. The description starts at the most northwesterly corner and follows the streets in clockwise order. Boundaries are on the center of the street unless otherwise noted.

This boundary supersedes boundary effective July 1, 1984 (clarified 9-20-1995; updated 7-1-2003).

This is an official copy for your file.

(GRADES K – 6)

LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY \* RIVERSIDE DRIVE TO ZOO DRIVE \* A LINE SOUTHERLY FROM RIVERSIDE DRIVE AT ZOO DRIVE TO VERMONT AVENUE AT THE SOUTH BOUNDARY OF GRIFFITH PARK \* GRIFFITH PARK BOUNDARY \* FERN DELL DRIVE (BOTH SIDES) \* LOS FELIZ BOULEVARD TO LAUGHLIN PARK DRIVE \* LOS FELIZ BOULEVARD (BOTH SIDES EXCLUDED) \* DE MILLE DRIVE (BOTH SIDES EXCLUDED) \* KINGSLEY DRIVE EXTENDED \* FRANKLIN AVENUE \* VAN NESS AVENUE (BOTH SIDES EXCLUDED) \* HOLLYWOOD BOULEVARD \* CAHUENGA BOULEVARD \* HOLLYWOOD FREEWAY TO VINE STREET \* A LINE NORTHERLY FROM THE LAST SAID INTERSECTION THROUGH THE HOLLYWOOD RESERVOIR TO THE LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY AT THE EXTENSION OF CALIFORNIA STREET.

For assistance, please call Master Planning and Demographics, Facilities Services Division, at (213) 633-7606.

**APPROVED:** JAMES A. McCONNELL, JR., Chief Facilities Executive, Facilities Services Division

**DISTRIBUTION:** School  
Pupil Statistics  
Transportation Branch  
Master Planning and Demographics  
School Traffic and Safety Education Section  
Department of Transportation, City of L. A.

**LOS ANGELES UNIFIED SCHOOL DISTRICT**  
Facilities Services Division

**LOC. CODE:** 8226

**COST CENTER:** 1822601

**SUBJECT:** UPDATE BOUNDARY DESCRIPTION FOR JOSEPH LE CONTE MIDDLE SCHOOL EFFECTIVE JULY 1, 2008 (UPDATED 7-1-2010).

Reconfiguration has changed the grade levels serviced by this school and the boundary description has been updated to reflect this change. This updating does not change the intent of the boundary as it was approved on July 1, 2008. The description starts at the most northwesterly corner and follows the streets in clockwise order. Boundaries are on the center of the street unless otherwise noted.

This is an official copy for your file.

(GRADES 6 - 8)

SANTA MONICA BOULEVARD \* BRONSON AVENUE (BOTH SIDES EXCLUDED) \* FOUNTAIN AVENUE \* WESTERN AVENUE \* SUNSET BOULEVARD \* KINGSLEY DRIVE (BOTH SIDES) \* FOUNTAIN AVENUE \* KINGSLEY DRIVE (BOTH SIDES) \* SANTA MONICA BOULEVARD \* KINGSLEY DRIVE (BOTH SIDES) \* HOLLYWOOD FREEWAY \* NORMANDIE AVENUE \* MELROSE AVENUE \* WESTERN AVENUE \* BEVERLY BOULEVARD \* BEACHWOOD DRIVE \* MELROSE AVENUE \* GOWER STREET.

(GRADES 7 – 8)

LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY \* RIVERSIDE DRIVE TO ZOO DRIVE \* LINE SOUTHERLY FROM RIVERSIDE DRIVE AT ZOO DRIVE TO VERMONT AVENUE AT THE SOUTH BOUNDARY OF GRIFFITH PARK \* GRIFFITH PARK BOUNDARY \* FERN DELL DRIVE (BOTH SIDES) \* LOS FELIZ BOULEVARD TO LAUGHLIN PARK DRIVE \* LOS FELIZ BOULEVARD (BOTH SIDES EXCLUDED) \* DE MILLE DRIVE (BOTH SIDES EXCLUDED) \* KINGSLEY DRIVE AND EXTENSION \* HOLLYWOOD BOULEVARD \* NORMANDIE AVENUE \* SUNSET BOULEVARD \* EDGEMONT STREET \* MONROE STREET \* ALEXANDRIA AVENUE \* MONROE STREET AND EXTENSION EXCLUDING 773 NORTH ALEXANDRIA AVENUE AND 826 NORTH MARIPOSA AVENUE \* NORMANDIE AVENUE \* HOLLYWOOD FREEWAY \* KINGSLEY DRIVE (BOTH SIDES EXCLUDED) \* SANTA MONICA BOULEVARD \* KINGSLEY DRIVE (BOTH SIDES EXCLUDED) \* FOUNTAIN AVENUE \* KINGSLEY DRIVE (BOTH SIDES EXCLUDED) \* SUNSET BOULEVARD \* WESTERN AVENUE \* FOUNTAIN AVENUE \* BRONSON AVENUE (BOTH SIDES) \* SANTA MONICA BOULEVARD \* VINE STREET \* HOLLYWOOD BOULEVARD \* CAHUENGA BOULEVARD \* HOLLYWOOD FREEWAY TO VINE STREET \* A LINE NORTHERLY THROUGH THE HOLLYWOOD RESERVOIR TO THE LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY AT THE TERMINUS OF CALIFORNIA STREET.

For assistance, please call Master Planning & Demographics, Facilities Services Division, at (213) 241-8044.

**APPROVED:** JAMES SOHN, Chief Facilities Executive, Facilities Services Division

**DISTRIBUTION:** School  
Transportation Branch  
Master Planning and Demographics

Office of Environmental Health and Safety  
Department of Transportation, City of L. A.

**LOS ANGELES UNIFIED SCHOOL DISTRICT**  
Facilities Services Division

**LOC. CODE:** 8693

**COST CENTER:** 1869301

**SUBJECT:** UPDATE BOUNDARY DESCRIPTION FOR HOLLYWOOD HIGH SCHOOL  
EFFECTIVE JULY 1, 2008 (UPDATED 7-1-2009).

Reconfiguration has changed the grade levels serviced by this school and the boundary description has been updated to reflect this change. This updating does not change the intent of the boundary as it was approved on July 1, 2008. The description starts at the most northwesterly corner and follows the streets in clockwise order. Boundaries are on the center of the street unless otherwise noted.

This is an official copy for your file.

(GRADES 9 – 12)

A LINE FROM MULHOLLAND DRIVE AND FLOYE DRIVE WEST OF MULTIVIEW DRIVE THROUGH THE INTERSECTION OF FREDONIA DRIVE AND CAHUENGA BOULEVARD TO THE LOS ANGELES RIVER AT FORMAN AVENUE \* LOS ANGELES RIVER \* LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY \* RIVERSIDE DRIVE TO ZOO DRIVE \* LINE SOUTHERLY FROM RIVERSIDE DRIVE AT ZOO DRIVE TO VERMONT AVENUE AT THE SOUTH BOUNDARY OF GRIFFITH PARK \* GRIFFITH PARK BOUNDARY \* FERN DELL DRIVE (BOTH SIDES) \* LOS FELIZ BOULEVARD TO LAUGHLIN PARK DRIVE \* LOS FELIZ BOULEVARD (BOTH SIDES EXCLUDED) \* DE MILLE DRIVE (BOTH SIDES EXCLUDED) \* KINGSLEY DRIVE AND EXTENSION \* HOLLYWOOD BOULEVARD \* SERRANO AVENUE \* CARLTON WAY AND EXTENSION \* GORDON STREET \* SUNSET BOULEVARD \* GORDON STREET \* SANTA MONICA BOULEVARD \* GREENACRE AVENUE \* FOUNTAIN AVENUE \* FULLER AVENUE \* SUNSET BOULEVARD \* VISTA STREET \* HAWTHORN AVENUE \* VISTA STREET \* RUNYON CANYON ROAD \* MULHOLLAND DRIVE..

OPTIONAL: HOLLYWOOD AND FAIRFAX HIGH SCHOOLS

MULHOLLAND DRIVE \* LAUREL CANYON BOULEVARD (BOTH SIDES EXCLUDED, INCLUDING LAUREL CANYON PLACE, AMOR ROAD, CORNETT DRIVE, AND ELRITA DRIVE) TO THE INTERSECTION OF ELRITA DRIVE AND LAUREL CANYON BOULEVARD \* LAUREL CANYON BOULEVARD TO WILLOW GLEN ROAD \* A LINE EASTERLY AND NORTHERLY FROM LAUREL CANYON BOULEVARD AT WILLOW GLEN ROAD (EXCLUDING WILLOW GLEN ROAD, THAMES STREET, AND LEICESTER DRIVE) TO THE INTERSECTION OF WOODSTOCK ROAD AND MOUNT OLYMPUS DRIVE \* WOODSTOCK ROAD (BOTH SIDES EXCLUDED) TO THE INTERSECTION OF WOODSTOCK ROAD AND WILLOW GLEN ROAD \* A LINE NORTHERLY, EXCLUDING BOTH SIDES OF WOODSTOCK ROAD, ADA STREET, AND CARDWELL PLACE, TO AND EXCLUDING 7800 AND 7801 WOODROW WILSON DRIVE \* A LINE EASTERLY INCLUDING BOTH SIDES OF WOODROW WILSON DRIVE AND ITS CONTRIBUTING STREETS \* NICHOLS CANYON ROAD (BOTH SIDES) \* A LINE WESTERLY THROUGH AND INCLUDING 3050 AND 3051 CHANDELLE ROAD AND NORTH OF BRIAR SUMMIT DRIVE TO AND INCLUDING 7950 MULHOLLAND DRIVE \* MULHOLLAND DRIVE \* RUNYON CANYON ROAD \* VISTA STREET \* HAWTHORN AVENUE \* VISTA STREET \* SUNSET BOULEVARD \* LOS ANGELES UNIFIED SCHOOL DISTRICT BOUNDARY \* A LINE NORTHERLY EAST OF MEREDITH PLACE, ALTO CEDRO DRIVE, BRIARCREST ROAD AND BRIARCREST LANE TO AND EXCLUDING 8600 MULHOLLAND DRIVE.

For assistance, please call Master Planning & Demographics, Facilities Services Division, at (213) 893-6850.

**APPROVED:** JOSEPH A. MEHULA, Chief Facilities Executive, Facilities Services Division

**DISTRIBUTION:** School  
Transportation Branch  
Master Planning and Demographics

Office of Environmental Health and Safety  
Department of Transportation, City of L. A.

## Jessie Fan

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**From:** GODEK, GWENN <gwenn.godek@lausd.net>  
**Sent:** Friday, January 11, 2019 5:22 PM  
**To:** Jessie Fan  
**Subject:** RE: Hollywood Center

Hi again Jessie-

Please see below (note: MPD = Master Planning & Demographics Department). LMK if you need additional clarification.

MPD didn't include a build-out date in it's reporting.

Reporting on enrollment and capacity projections will change annually. In most years the changes only reflect annual enrollment and capacity shifts, with Districtwide long-range planning goals remaining constant. However, there are years in which shifts in Districtwide goals or revisions in how MPD reports will have larger effects on the reports issued by MPD.

That being said, MPD's reporting which uses data from the same SY would not change because of a change to a project's build out date.

Have a great weekend!

Regards,  
*Gwenn Godek*  
CEQA Advisor | CP  
LAUSD | OEHS  
(d) 213.241.4707  
(c) 310.936.4303  
<http://achieve.lausd.net/ceqa>

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**From:** GODEK, GWENN  
**Sent:** Thursday, January 10, 2019 5:12 PM  
**To:** 'Jessie Fan' <JFan@esassoc.com>  
**Subject:** RE: Hollywood Center

Hi Jessie-

I forwarded your question to my counterparts in Demographics. I'll let you know as soon as I hear back from them.

Regards,  
*Gwenn Godek*  
CEQA Advisor | CP  
LAUSD | OEHS  
(d) 213.241.4707  
(c) 310.936.4303  
<http://achieve.lausd.net/ceqa>

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**From:** Jessie Fan [<mailto:JFan@esassoc.com>]  
**Sent:** Thursday, January 10, 2019 11:06 AM  
**To:** GODEK, GWENN <[gwenn.godek@lausd.net](mailto:gwenn.godek@lausd.net)>  
**Subject:** RE: Hollywood Center

Hi Gwenn!

I had a quick question that I wanted to confirm with you. The PDF that you sent over has the future projected buildout year of 2023-2024 even though our Project has a buildout year of 2027. Will there be different projections for future if we push them out to 2027 versus the 2024 right now?

Jessie Fan  
Senior Associate  
ESA  
626.714.4611 direct

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**From:** GODEK, GWENN <[gwenn.godek@lausd.net](mailto:gwenn.godek@lausd.net)>  
**Sent:** Tuesday, January 8, 2019 3:39 PM  
**To:** Jessie Fan <[JFan@esassoc.com](mailto:JFan@esassoc.com)>  
**Cc:** [elva.nuno-odonnell@lacity.org](mailto:elva.nuno-odonnell@lacity.org)  
**Subject:** Hollywood Center

Hi Jessie and Elva~

Please see attached. I apologize profusely for the delay in getting this response out to you. LMK if you have any questions or require anything further in this regard. Thanks!

Regards~  
Gwenn Godek  
CEQA Advisor | CP

LAUSD | OEHS  
333 S. Beaudry Ave, 21-225-04  
Los Angeles, CA 90017

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