



June 15, 2015

Re: 1834-1838 Old Ranch Rd. (Case No. DIR 2015-0363 [BSA])
(Brentwood - Pacific Palisades Plan Area)

Brentwood Hills Homeowners Association (BHHA) is a non-profit voluntary organization representing about 450 homes in the hills above Sullivan Canyon. BHHA has been very active in advocating for properly scaled development, compliance with appropriate environmental review, protection of open space, and preservation of our watercourses and heritage trees.

BHHA, like many other citizens and community groups, is very concerned with the proposed massive grading and development project in Sullivan Canyon. This project should not be allowed to proceed without full compliance with required environmental review under the California Environmental Quality Act (CEQA). The developer proposes to build two 15,000 square foot mansions and 6,000 square feet of accessory structures, has already demolished 58 old growth protected oak and sycamore trees, and proposes to grade and fill 166,000 cubic yards of soil on more than 12 acres of pristine hillside and riparian habitat at Sullivan Canyon Creek. Yet no environmental impact report has been prepared. Nor does this project comply with the City's Baseline Hillside Ordinance.

This is one of those stealth projects that the developer worked on in bits and pieces over a period of years all without proper written notice to the community. Despite this fact, on July 25, 2014 the Los Angeles Department of Building and Safety (LADBS) issued the developer building permits. That decision has been appealed and will be heard on June 18, 2015 by a Zoning Administrator. That appeal seeks to revoke those permits and to instruct LADBS to not issue new permits until after a full environmental impact analysis has been performed.

The appeal filed by the Sullivan Canyon Property Owners Association should be granted because: 1) the California Environmental Quality Act (CEQA) compliance prepared in 2008 is stale and fails to study the environmental impact of the actual mega-mansion project approved in 2014; 2) the City should have applied the Baseline Hillside Ordinance but instead issued waivers with no public notice; and 3) the neighbors were not provided the required due process mailed notice of the City's various permit actions. I urge you to support that appeal.

Sincerely,

A handwritten signature in blue ink that reads "Michael R. Leslie". The signature is written in a cursive, flowing style.

MICHAEL R. LESLIE,
First Vice President, Brentwood Hills Homeowners Association