



## 8th, Grand and Hope Project

Environmental Case: ENV-2017-506-EIR  
State Clearinghouse No. 2019050010

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**Project Location:** 754 South Hope Street; 609 and 625 West 8th Street, Los Angeles, CA 90017

**Community Plan Area:** Central City

**Council District:** 14—de León

**Project Description:** The Project includes the construction of a 50-story mixed-use development comprised of 580 residential units and up to 7,499 square feet of ground floor commercial/retail/restaurant space on a 34,679-square-foot site. The Project would provide 636 vehicle parking spaces within three subterranean levels and eight above-grade levels and four vehicle parking spaces on the ground floor. To accommodate the Project, an existing surface parking lot and four-story parking structure would be demolished. Upon completion, the total building floor area would be 554,927 square feet with a maximum height of 592 feet and a Floor Area Ratio (FAR) of approximately 9.25:1.

**PREPARED FOR:**

The City of Los Angeles  
Department of City Planning

**PREPARED BY:**

Eyestone Environmental, LLC

**APPLICANT:**

Mitsui Fudosan America

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