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# It's Official: L.A. Sues B.H. Over Zoning

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Los Angeles has officially filed suit against Beverly Hills, just barely making a deadline on at least one part of the action which alleges Beverly Hills violated its own General Plan.

The suit, authorized by a 12-0 vote of the City Council, challenges the validity of Beverly Hills' newly established Commercial-Retail (C-R) overlay zone along Wilshire Blvd.

Grounds for the suit are not only that the city violated its General Plan in allowing a higher density along Wilshire Blvd., an action which had to be filed within 90 days after the C-R zone concept was adopted last Jan. 20, but also that it violated the California Environmental Quality Act (CEQA) in its preparation and processing of Environmental Impact Reports.

The area in question is four blocks south along Wilshire between Bedford and Spalding Drives, which includes the site of the proposed exclusive Bullock's Wilshire department store.

Now that the suit has been filed and Beverly Hills has been served, the smaller city will have an opportunity to respond to the allegations. A trial, if it comes to that, is not expected soon.

With the filing of the suit, the two cities become involved in double litigation extending in both directions and essentially over the same issue: development.

## L.A. SUES B.H.

Continued from First Page

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The City of Beverly Hills has been involved in a lengthy suit over development in Century City, in which it is seeking a judicial interpretation that the Los Angeles General Plan must make as a condition to development that the necessary support systems are or will be adequate to serve the proposed development.

The suit filed by Los Angeles against Beverly Hills is not expected to stop the city from moving ahead with its negotiations with Bullock's Wilshire for the new department store.

"There seems to be nothing in the suit that would preclude going ahead with the C-R zone," said City Manager George Morgan.

He said Bullock's Wilshire had been informed of the suit.