SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

Civil Division

Central District, Stanley Mosk Courthouse, Department 82

24STCP00524 November 12, 2024
SONJA TRAUSS, et al. vs CITY OF LOS ANGELES, et al. 2:58 PM

Judge: Honorable Stephen I. Goorvitch
Judicial Assistant: R. Mendoza
Courtroom Assistant: None

CSR: None
ERM: None
Deputy Sheriff: None

APPEARANCES:

For Plaintiff(s): No Appearances

For Defendant(s): No Appearances

NATURE OF PROCEEDINGS: Ruling on Submitted Matter: Order Granting Petition for Writ of Mandate

The Court, having taken the matter under submission on 10/30/2024 for Hearing on Petition for Writ of Mandate, now rules as follows:

The Court issues its ruling in accordance with the "Order Granting Petition for Writ of Mandate" which is signed and filed this date and incorporated herein by reference.

Summary of the Court's ruling:

1. The Court grants the petition for writ of mandate on the first and second causes of action.

2. The Court will enter a judgment and writ directing the City to set aside its decision finding Mamba's application to be incomplete and to reconsider that decision in light of this Court's opinion and judgment. The Court will issue a writ directing the City to review and process Mamba's application pursuant to the PSA and in a manner not inconsistent with this Court's opinion and judgment (i.e., the City shall process this application under the original version of EDI, which did not exclude 100 percent affordable housing projects from single-family housing zones). (See Pet. Prayer ¶ 1.) The Court orders the City to comply with the HAA and this order within 60 days. (See Gov. Code § 65589.5(d), (o), and (k)(1)(A)(i) and (ii); Pet. Prayer ¶ 3.)

3. The Court declines to issue a declaratory judgment because Petitioners have an adequate remedy in the writ causes of action.

4. The Court does not find that the City acted in bad faith.

5. The parties shall meet-and-confer and lodge a proposed judgment.

6. The Court's clerk shall provide notice.

The Petition Verified Petition for Writ of Mandate, Prohibition, or Other Extraordinary Relief; Complaint for Declaratory Relief filed by Mamba 24, LLC, a California limited liability company, Sonja Trauss, Yes In My Back Yard, a California nonprofit corporation on 02/20/2024 is Granted.

The Administrative Record is ordered returned forthwith to the party who lodged it, to be preserved unaltered until a final judgment is rendered in this case and is to be forwarded to the court of appeal in the event of an appeal.

The Administrative Record is to be picked up directly from Department 82 within ten days from the date of this order. Counsel/party is on notice that failure to pick up the Administrative Record within ten days from the date of this order will result in the destruction of Administrative Record by the Court.

Certificate of Mailing is attached.