



Department of City Planning

781 Pinefalls Avenue
Diamond Bar, CA 91789

Notice of Public Hearing

Aviso de Audiencia Pública • 공청회통지 • 公開聽證會通知

Abiso ng Pagdinig sa Publiko • Հանրային լսումների մասին ծանուցագիր

☎ 311 • Traducción • 번역 • 翻译 • Pagsasalin • Թարգմանություն



Notice of Public Hearing

Aviso de Audiencia Pública • 公開聽證會通知
공청회통지 • Abiso ng Pagdinig sa Publiko
Հանրային լսումների մասին ծանուցագիր



Traducción
번역 • 翻译
Pagsasalin
Թարգմանություն



Thursday, April 10, 2025
9:00 a.m.

The demolition of an existing single-family dwelling and the construction, use, and maintenance of a new single-family dwelling.

Project Located at:
2480 West Lindsay Lane

Hearing Conducted by:
Associate Zoning Administrator

This public hearing will be conducted entirely virtually and will allow for remote public comment.

Options to Participate:

By phone: (669) 900 - 9128 or (213) 338 - 8477
When prompted, enter the Meeting ID: **865 9821 5260#**

With a PC, MAC, iPad, iPhone, or Android, click on this URL:
<https://planning-lacity-org.zoom.us/j/86598215260>
Enter Meeting ID: 865 9821 5260 and Passcode: 563195

You will be auto-muted when entering the meeting. To comment on an agenda item, click the raise hand icon (Webinar) or press *9 (Phone) to “raise your hand” virtually following staff calling the item.

The meeting’s agenda will be provided no later than 72 hours before the meeting at planning4la.org/hearings. Please note that virtual meeting instructions will be provided on the meeting agenda.

Project Address

2480 West Lindsay Lane, Los Angeles, CA 90039

Sitio de Proyecto
프로젝트 주소 • 項目地址
Address ng Proyekto

Proposed Project

Proyecto Propuesto
프로젝트 제안 • 擬議項目
Iminungkahing Proyekto
Առաջարկվող ծրագիր

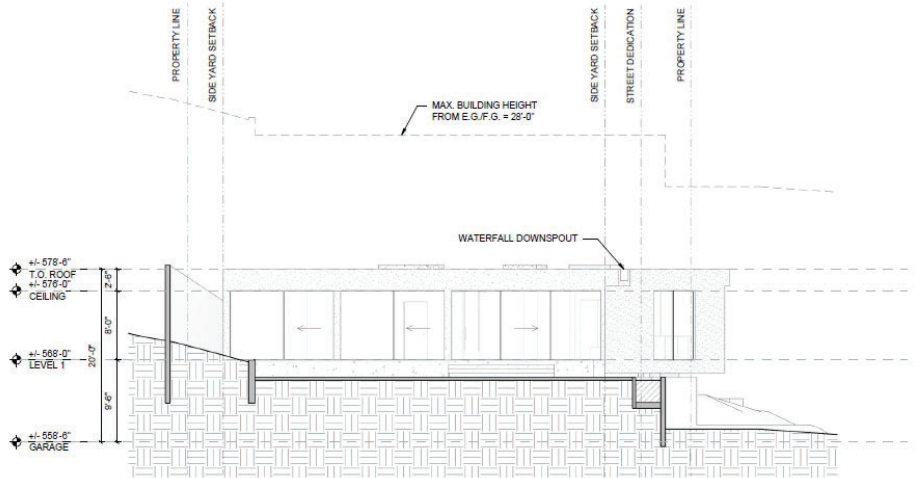
The project consists of the demolition of an existing single-family dwelling and the construction, use, and maintenance of a new proposed 2,792 square-foot single-family dwelling on a substandard hillside street. The proposed single-family dwelling will have a maximum height of 20 feet and side yard setbacks of four-feet.

Actions Requested

Acciones solicitadas • 요청 된 작업 • 所要求の事項 • Humiling ng Mga Pagkilos • Հայցվող գործողությունները

The Associate Zoning Administrator will consider:

1. An exemption from CEQA pursuant to CEQA Guidelines Article 19, Section 15301, Class 3 (Conversions of Small Structures), and there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 15300.2; and,
2. Pursuant to Los Angeles Municipal Code (LAMC)12.24 X.28 , a Class 1 Conditional Use Permit to allow four-foot side yard setbacks in lieu of the required five-foot side yard setback of the requirements of LAMC Section 12.21 C.10.(a);
3. Pursuant to LAMC Section 12.24 X.28(a)(7)(i), a Class 1 Conditional Use Permit to permit the construction, use, and maintenance of a new single family dwelling fronting a Substandard Hillside Limited Street that is improved with an adjacent minimum roadway with less than 20 feet, as otherwise required by LAMC Section 12.21 C.10(i)(2); and,
4. Pursuant to LAMC Section 12.24 X.28(a)(7)(ii), a Class 1 Conditional Use Permit to permit the construction, use, and maintenance of a new single-family dwelling on a lot fronting a Substandard Hillside Limited Street which does not have vehicular access from at least a 20-foot wide Continuously Paved Roadway from the driveway apron to the boundary to the hillside area as otherwise required by LAMC Section 12.21 C.10(i)(3).



Case Information

Información del caso • 케이스 정보 • 案例資訊 • Impormasyon sa Kaso • Տեղեկություններ գործի վերաբերյալ

| | |
|--|--|
| Case Number(s): ZA-2024-4145-CU1 | Environmental Case Number(s): ENV-2024-4146-CE |
| Related Case Number(s): N/A | Overlay(s): N/A |
| Zone: R1-1VL | |
| Land Use Designation: Low Residential | Community Plan Area: Silver Lake - Echo Park - Elysian Valley |
| Council District: 4 - Raman | Assigned Staff Contact Information: Andres Gutierrez, Planning Assistant Andres.Gutierrez@lacity.org (213) 682-6399 200 N. Spring Street, Room 763 Los Angeles, CA 90012 |
| Applicant: The Kenneth Lee and Siu Lee Revocable Trust | |
| Representative: Jake Malott, Whitestone | |

Who's Receiving This Notice

Quién recibe este aviso • 본통지를받은사람들 • 誰會收到此通知
Sino ang Tumatanggap ng Paunawang Ito • Սույն ծանուցագիրը ստացող կողմը

You are receiving this notice either because you live on or own property that is on a site abutting where a project application has been filed with the Department of City Planning, are the Certified Neighborhood Council for the subject property, or because you requested to be added to the interested parties list, or you are otherwise legally required to receive this notice. You are invited to attend this hearing to learn more about the proposed project and offer feedback. If unable to attend, you may contact the planner to provide written comment, obtain additional information, and/or review the project file.

General Information - Visit our website at planning4la.org/hearings for general information about public hearings and the exhaustion of administrative remedies.

Accommodations - As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability.

To request a reasonable accommodation, such as translation or interpretation, please email and/or call the assigned planner or email per.planning@lacity.org a minimum of 3 days (72 hours) prior to the public hearing. Be sure to identify the language you need English to be translated into and indicate if the request is for oral interpretation or written translation services. If translation of a written document is requested, please include the document to be translated as an attachment to your email.