

OFFICIAL
CITY OF LOS ANGELES
East Los Angeles Area Planning Commission Minutes
Wednesday, April 26, 2017
Ramona Hall Community Center
4580 North Figueroa Street
Los Angeles, California 90065

MINUTES OF THE WEST LOS ANGELES AREA PLANNING COMMISSION HEREIN ARE REPORTED IN ACTION FORMAT. COMPLETE DETAILS, INCLUDING THE DISCUSSION, RELATING TO EACH ITEM ARE CONTAINED IN THE AUDIO RECORDING FOR THIS MEETING. AUDIO RECORDINGS ARE AVAILABLE BY CONTACTING CENTRAL PUBLICATIONS, AT (213) 978-1255 AND ARE ALSO ACCESSIBLE ONLINE AT planning.lacity.org.

The meeting was called to order by Commission President Christopher Arellano at 4:38 p.m. with Commissioners Donna Choi and Helen Leung present. Commissioners Patricia Alarcon and Teri Stein were absent.

Also in attendance were Oscar Medellin, Deputy City Attorney, and Harold Arrivillaga, Commission Executive Assistant.

ITEM NO. 1

DIRECTOR'S REPORT

There was no report. One speaker addressed the Commission

ITEM NO. 2

COMMISSION BUSINESS

- A. Advance Calendar:
There were no changes.
- B. Commission Requests
None.
- C. Approval of the Minutes – January 11, 2017, January 25, 2017, February 22, 2017, and March 22, 2017.
Approval of the Minutes was tabled to a future meeting.

ITEM NO. 3

NEIGHBORHOOD COUNCIL

There were no presentations by any Neighborhood Council representatives.

ITEM NO. 4

[DIR-2016-3168-COA -1A](#)

CEQA: ENV-2016-3169-CE

Plan Area: Northeast Los Angeles

Council District: 1 – Cedillo

Last Day to Act: 04-26-17

Continued from: 03-22-17

PUBLIC HEARING REQUIRED

PROJECT SITE: 420 North Avenue 61

IN ATTENDANCE:

Naomi Guth, City Planner, Ariane Briski, City Planning Associate, representing the Planning Department; Bo Huang and Teak K. Lee, applicant, and Lidia Gutierrez, appellant.

Commissioner Arellano put forth the motion below in conjunction with the approval of the following project:

The construction of a 1,680 square-foot, two-story single-family dwelling and a detached 1,680 square-foot two-story duplex at the rear of a contributing site in the RD2-1-HPOZ Zone.

1. **Determine** that based on the whole of the administrative record, the Project is exempt from CEQA pursuant to Class 3, Category 2 of the City CEQA Guidelines, and there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guideline, Section 15300.2 applies;
2. **Grant** the appeal in part and **deny** the appeal in part;
3. **Sustain** in part the Planning Director's determination to approve a Certificate of Appropriateness for the construction of two new structures at the rear of an existing Contributing site in the Highland Park Garvanza HPOZ;
4. **Adopt** the attached Conditions of Approval, as modified by the Commission; and
5. **Adopt** the attached Findings, as amended by the Commission.

Commissioner Choi seconded the motion and the vote proceeded as follows:

Moved: Arellano
Seconded: Choi
Ayes: Leung
Absent: Alarcon and Stein

Vote: 3 – 0

MOTION PASSED

ITEM NO. 5

PUBLIC COMMENT PERIOD

There was one speaker.

There being no further business before the East Los Angeles Area Planning Commission, the meeting adjourned at 5:41 p.m.



Christopher Arellano, President
East Los Angeles Area Planning Commission



Harold Arrivillaga
Commission Executive Assistant I

ADOPTED
CITY OF LOS ANGELES

JUN 14 2017

**CITY PLANNING DEPARTMENT
COMMISSION OFFICE**