

LOS ANGELES CITY PLANNING COMMISSION
OFFICIAL MINUTES
THURSDAY, JUNE 8, 2023 REGULAR MEETING
LOS ANGELES CITY HALL, COUNCIL CHAMBER, ROOM 340
200 NORTH SPRING STREET, LOS ANGELES, CALIFORNIA 90012

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The City Planning Commission regular meeting of June 8, 2023 was conducted in person in Los Angeles City Hall, Council Chamber, Room 340 and via telephone and Zoom webinar in a hybrid meeting format.

Commission President Samantha Millman called the regular meeting to order at 8:41 a.m. with Commission Vice President Caroline Choe and Commissioners Maria Cabildo, Monique Lawshe, Karen Mack, and Elizabeth Zamora in attendance.

Commissioners Helen Leung and Jacob Noonan were not in attendance.

Also in attendance were Vince P. Bertoni, Director of Planning, Blake Lamb, Principal City Planner, and Amy Brothers, Deputy City Attorney. Commission Office Staff participation included Cecilia Lamas, Commission Executive Assistant II, Marcos Godoy, Administrative Clerk, and Kiyarra Woodrick, Office Trainee.

ITEM NO. 1

DIRECTOR’S REPORT AND COMMISSION BUSINESS

- Vince P. Bertoni, Director of Planning, introduced Blake Lamb, Principal City Planner, who provided an update regarding Community Plans Statuses.
- Amy Brothers, Deputy City Attorney, had no report.
- There were no Commission requests.
- The Meeting Minutes of February 23, 2023 were postponed.

ITEM NO. 2

NEIGHBORHOOD COUNCIL PRESENTATION

No speakers addressed the Commission during Neighborhood Council presentations.

ITEM NO. 3

GENERAL PUBLIC COMMENT

Several speakers addressed the Commission during general public comment.

At approximately 8:52 a.m. Commission President Millman recessed the meeting due technical difficulties and reconvened the meeting at 8:55 a.m. with Commission Vice President Choe and Commissioners Cabildo, Lawshe, Mack, and Zamora in attendance.

ITEM NO. 4

RECONSIDERATIONS

There were no requests for reconsiderations.

ITEM NO. 5

CONSENT CALENDAR

There were no items on the consent calendar.

As stated in the general announcements, Commission President Millman took Item No. 7 out of order.

ITEM NO. 7

CPC-2023-135-CU-DRB-SPP-MSP

CEQA: ENV-2023-136-CE

Plan Area: Bel Air – Beverly Crest

Council District: 5 – Yaroslavsky

Last Day to Act: 07-10-23

PUBLIC HEARING – Completed March 15, 2023

PROJECT SITE: 2785, 2845, 2791 North Casiano Road
(commonly associated with 15600 West Mulholland Drive)

Please note that the Applicant decided to withdraw their application and there was no project to be heard before the Commission. No action was taken.

ITEM NO. 6

CPC-2020-7285-GPA

CEQA: POLB EIR (SCH No. 2009081079)

Plan Area: Wilmington – Harbor City

Council District: 15 – McOsker

Last Day to Act: 07-23-23

PUBLIC HEARING – Completed March 15, 2023

PROJECT SITE: 3200 East Anaheim Street

IN ATTENDANCE:

Connie Chauv, City Planner, and Theodore Irving, Principal City Planner, representing the Department; Arman Ross, representing the Applicant; and Sergio Carrillo representing Council District 15 on behalf of Councilmember Tim McOsker.

MOTION:

Commissioner Mack moved to put forth the actions below in conjunction with approval of the following Project, with Modification, as stated on the record:

The Port of Long Beach Anaheim Way Heavy Haul Route Project will realign the existing Anaheim Way to accommodate oversized truck turning movements along Anaheim Way from Pier B Street to Farragut Avenue. The realignment will enable oversized trucks (approximately 50 annually) to use this route with police escort and an overweight truck route permit from the City of Los Angeles. The proposed Project provides an alternative route for oversized trucks accessing the Port of Long Beach via Farragut Avenue – Anaheim Way – Anaheim Street replacing the 9th Street at-grade crossing route scheduled to be permanently closed under the Pier B On-Dock Rail Support Facility Program. The Project will include widening of Anaheim Way from 45 feet to 72 feet, and the widening of Farragut Avenue from 44 feet to 72 feet, which would require street reclassification from Local Industrial Streets to Collector Industrial Streets and inclusion into the Overweight Vehicle Special Permit Route. The Project proposes new curbs/sidewalks, utilities, street lights, catch basin, and striping, etc. No changes to land use designations or zoning are proposed. No protected trees are proposed to be removed.

1. Find, based on the independent judgment of the decision-maker, after consideration of the whole of the administrative record, the Project was assessed in the previously certified Environmental Impact Report by the Port of Long Beach (SCH No. 2009081079), certified on January 22, 2018; and pursuant to CEQA Guidelines, Sections 15162 and 15164, no subsequent EIR, negative declaration, or addendum is required for approval of the Project;
2. Approve and Recommend that the Mayor and City Council adopt, pursuant to Section 12.32 of the Los Angeles Municipal Code (LAMC), a General Plan Amendment to the Wilmington – Harbor City Community Plan to re-designate Anaheim Way from Industrial Local Street to Industrial Collector Street;
3. Approve and Recommend that the Mayor and City Council adopt, pursuant to LAMC Section 12.32, a General Plan Amendment to the Wilmington – Harbor City Community Plan to re-designate Farragut Avenue from Industrial Local Street to Industrial Collector Street;
4. Adopt the Conditions of Approval, as Modified by the Commission, including Staff's Technical Modification dated June 5, 2023; and
5. Adopt the Findings.

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

Moved: Mack
Second: Lawshe
Ayes: Cabildo, Choe, Millman, Zamora
Absent: Leung, Noonan

Vote: 6 – 0

MOTION PASSED

ITEM NO. 8

DIR-2022-7636-TOC-SPR-VHCA-1A
CEQA: ENV-2022-7637-CE
Plan Area: Wilshire

Council District: 10 – Hutt
Last Day to Act: 07-03-23

PUBLIC HEARING – Completed February 14, 2023

PROJECT SITE: 728 – 742 ½ South Western Avenue

IN ATTENDANCE:

Alexander Truong, City Planning Associate, and Heather Bleemers, Senior City Planner, representing the Department; Andrew Brady, representing the Applicant; and Hakeem Parke-Davis representing Council District 10 on behalf of Councilmember Heather Hutt.

MOTION:

Commissioner Lawshe moved to put forth the actions below in conjunction with approval of the following Project, as stated on the record:

Construction, use, and maintenance of a new, seven-story, approximately 108,000 square-foot mixed-use building with 125 dwelling units, including 13 units set aside for Extremely Low Income Households as well as a 3,920 square-foot commercial tenant space. The building will be constructed with one level of subterranean level parking, ground level parking along with a commercial space, six residential levels above, and a rooftop recreation space. The Project includes 85 one-bedroom units, 40 two-bedroom units, and 10,350 square feet of open space for residents.

1. Determine, that based on the whole of the administrative record that the Project is exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines, Section 15332, Class 32, and there is no substantial evidence demonstrating that any exceptions contained in Section 15300.2 of the CEQA Guidelines regarding location, cumulative impacts, significant effects based on unusual circumstances, scenic highways, hazardous waste sites, or historical resources apply;
2. Deny the appeal and sustain the Planning Director's Determination dated March 31, 2023;
3. Approved, pursuant to Section 12.22 A.31 of the Los Angeles Municipal Code (LAMC), a 70 percent increase in density consistent with the provisions of the Transit Oriented Communities Affordable Housing Incentive Program for a Tier 3 project with a total of 125 dwelling units, including 13 units reserved for Extremely Low Income (ELI) Households for a period of 55 years, along with the following two Additional Incentives:
 - a. RAS3 Zone Yards. To permit the use of the rear and side yard requirements of the RAS3 Zone of five feet; and
 - b. Open Space. To permit up to a 25 percent decrease in required open space;
4. Approve with Conditions, pursuant to LAMC Section 16.05, a Site Plan Review for a development project creating 50 or more residential dwelling units;
5. Adopt the Conditions of Approval; and
6. Adopt the Findings.

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

Moved: Lawshe
Second: Cabildo
Ayes: Choe, Mack, Millman, Zamora
Absent: Leung, Noonan

Vote: 6 – 0

MOTION PASSED

ITEM NO. 9

DIR-2021-7344-SPR-TOC-HCA-1A

CEQA: ENV-2020-5078-CE

Plan Area: Westlake

Council District: 1 – Hernandez

Last Day to Act: 06-08-23

PUBLIC HEARING REQUIRED

PROJECT SITE: 550 South Union Avenue; 1701, 1709, 1715, 1717 and 1717 1/2 West 6th Street

IN ATTENDANCE:

Erick Morales, Planning Assistant, Yi lu, City Planner, Vanessa Soto, Senior City Planner, and Jane Choi, Principal City Planner, representing the Department.

MOTION:

Commission President Millman moved to continue the matter to a date certain of July 13, 2023. Commissioner Mack seconded the motion and the vote proceeded as follows:

Moved: Millman
Second: Mack
Ayes: Cabildo, Choe, Lawshe, Zamora
Absent: Leung, Noonan

Vote: 6 – 0

MOTION PASSED

There being no further business before the Commission, President Millman adjourned the meeting at 9:32 a.m.



Cecilia Lamas, Commission Executive Assistant II
Los Angeles City Planning Commission



Monique Lawshe, President
Los Angeles City Planning Commission

ADOPTED
CITY OF LOS ANGELES

MAY 09 2024

CITY PLANNING DEPARTMENT
COMMISSION OFFICE