

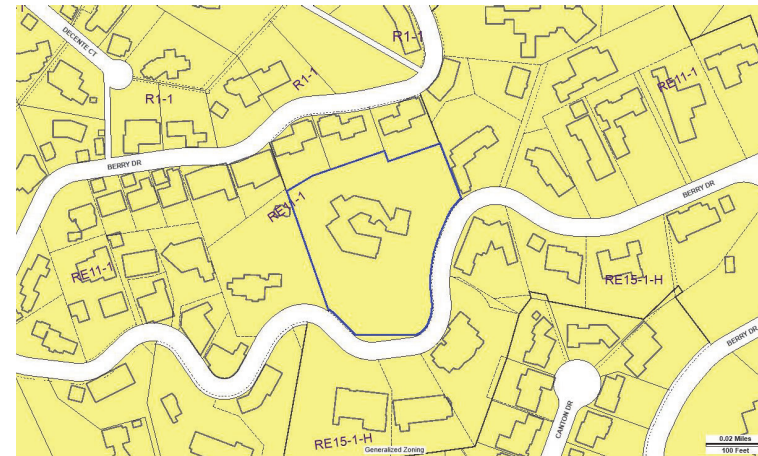


Department of City Planning
14549 Archwood Street, #301
Van Nuys, CA 91405

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

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Tuesday, September 9, 2025
9:30 a.m.

For a major remodel and addition to an existing single-family home.

Project Located at:
3506, 3520, 3506 1/2, 3510, 3526 North Berry Drive

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: 876 5164 6919#

With a PC, MAC, iPad, iPhone, or Android, click on this URL:
<https://planning-lacity-org.zoom.us/j/87651646919>
Enter Meeting ID: 876 5164 6919 and Passcode: 537420

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

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

3506, 3520, 3506 1/2, 3510, 3526 North Berry Drive, 91604

Proposed Project

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

The project is for the major remodel and addition of 3,233 square feet to an existing single-family home with a maximum height of 30 feet on a site of approximately 63,716 square feet. The project site is in the Outer Corridor and subject to the Baseline Hillside Ordinance. The project site is downslope and Visible from the Mulholland Drive right-of-way. The project proposes 67 cubic yards of cut, 13 cubic yards of fill, 54 cubic yards of export, and 0 cubic yards of import grading. The project proposes the removal of one non-protected significant tree, which is required to be replaced on a 1:1 basis.

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 Section 15301, Class 1, and that there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 15300.2 applies;
- 2. Pursuant to Los Angeles Municipal Code Section 12.24.X.28, a Class 1 Conditional Use Permit to allow the major remodel and addition to an existing single-family home on a lot fronting a Substandard Hillside Limited Street (Berry Drive) without providing a 20-foot-wide Minimum Adjacent Roadway as required by the LAMC Section 12.21 C.10(i)(3).
- 3. Pursuant to Los Angeles Municipal Code Section 12.24.X.28, a Class 1 Conditional Use Permit to allow the major remodel and addition to an existing single-family home on a lot fronting a Substandard Hillside Limited Street (Berry Drive) without providing a minimum 20-foot-wide Continuous Paved Roadway from the driveway apron to the boundary of the Hillside Area as required by LAMC Section 12.21 C.10(i)(3).
- 4. Pursuant to LAMC Sections 11.5.7 and 16.50, a Project Permit Compliance and Design Review for the major remodel and addition to an existing single-family home, for a site within the Mulholland Scenic Parkway Specific Plan.

Case Information

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

Case Number(s): ZA-2024-6869-CU1-DRB-SPPC-MSP	Environmental Case Number(s): ENV-2024-6870-CE
Related Case Number(s): N/A	Overlay(s): Mulholland Scenic Parkway Specific Plan
Zone: RE11-1	Community Plan Area: Sherman Oaks- Studio City- Toluca Lake- Cahuenga Pass
Land Use Designation: Very Low Residential	Assigned Staff Contact Information: Tiffany Corrales, Planning Assistant tiffany.corrales@lacity.org (213)682-6368 6262 Van Nuys Boulevard, Room 430 Van Nuys, CA 91401
Council District: 4- Raman	
Owner: Carolyn Rossip Malcom	
Applicant/Representative: Steve Kaplan	

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.

