

Los Angeles Department of City Planning

STAFF REPORT

CULTURAL HERITAGE COMMISSION

CASE NO.: **CHC-2015-3386-HCM-CC1**

RELATED CASE NOS: ENV-2016-1367-EIR, VTT-74201-SL

CEQA: SCH# 2017011016 (EIR)

HEARING DATE: November 7, 2019

TIME: 10:00 AM

PLACE: City Hall, Room 1010
200 N. Spring Street
Los Angeles, CA 90012

Location: 750 – 756 ½ N. Edinburgh Avenue

Council District: 5 - Koretz

Community Plan Area: Hollywood

Area Planning Commission: Central

Neighborhood Council: Mid City West

Legal Description: Tract 4891, Lots 101-102

LAST DAY TO ACT: November 20, 2019

PROJECT: Demolition of Edinburgh Bungalow Court,
Historic-Cultural Monument #1105

REQUEST: Approval of the proposed demolition permits for Edinburgh
Bungalow Court

OWNER/APPLICANT: Bldg Edinburgh LLC c/o Guy Penini
P.O. Box 385
Beverly Hills, CA 90213

Bldg Edinburgh LLC c/o Guy Penini
755 North Laurel Avenue
Los Angeles, CA 90046

VINCENT P. BERTONI, AICP
Director of Planning

[SIGNED ORIGINAL IN FILE]

[SIGNED ORIGINAL IN FILE]

Ken Bernstein, AICP, Manager
Office of Historic Resources

Lambert M. Giessinger, Preservation Architect
Office of Historic Resources

[SIGNED ORIGINAL IN FILE]

Melissa Jones, City Planning Associate
Office of Historic Resources

Attachments:

[2015 Final CHC Staff Recommendation Report and HCM Nomination](#)
Demolition Permit Application #'s 19019-10000-04562 through -04566
[Determination Letter for Case No. VTT-74201-SL-1A, Dated July 9, 2019](#)
[Council Motion and PLUM Committee Report, Council File 15-1518-S1](#)
Draft Environmental Impact Report, August 2018
[Section IV-B: Historical Resources Impact Analysis](#)
[Section V: Alternatives Analysis](#)
[Appendix H: Market and Financial Feasibility Analysis](#)
Final Environmental Impact Report, January 2019
[Chapter IV: Mitigation Monitoring Program](#)
[Settlement Agreement, dated August 23, 2019](#)

PROJECT SUMMARY

The proposed project is the demolition of the historic Edinburgh Bungalow Court, with the subsequent subdivision of the parcel into eight lots under Vesting Tentative Tract Map No. 74201 as a Small Lot Subdivision, and development of a three-story single-family residence on each lot.

Edinburgh Bungalow Court is an eight-unit multi-family residential apartment complex located on a corner double lot at Edinburgh Avenue and Waring Avenue in the Beverly Grove neighborhood of Los Angeles. Constructed in 1923 in the Spanish Colonial Revival architectural style, the subject property is made up of four one-story residential buildings and one garage building that form a U-shaped plan. Each building contains two, one-bedroom apartments. A shared central courtyard runs through the middle of the property providing circulation access as well as open space. Each unit has an individual porch entrance with concrete stoop and arched hoods or pent roofs.

Edinburgh Bungalow Court is significant for its association with the rapid expansion of Hollywood and its surrounding areas in the early teens and 1920s and reflects the economic changes occurring in the community at the time. The subject property also represents a good example of the bungalow court multi-family housing type in Hollywood.

BACKGROUND

Edinburgh Bungalow Court was designated Historic-Cultural Monument #1105 by the City Council on March 2, 2016.

Following designation, on April 18, 2016, the property owner filed plans for the proposed demolition of the subject property and construction of a small lot subdivision project. Due to its historic status, the preparation of an Environmental Impact Report (EIR) was required based on the project's impacts on historical resources (see Section IV-B of the Draft Environmental Impact Report dated August 2018). The EIR analyzed four preservation alternatives to the project that are discussed on pages V-21 through V-57 of the Draft Environmental Impact Report, Section V. The EIR concluded that none of the alternatives were economically feasible based upon a Market and Financial Feasibility Analysis prepared by The Concord Group (see Appendix H of the Draft Environmental Impact Report).

On April 17, 2019, the Deputy Advisory Agency issued its Letter of Determination denying Vesting Tentative Tract Map No. VTT-74201 and the proposed small lot subdivision project.

There were two separate appeals of the Deputy Advisory Agency determination to deny the project. At its meeting of May 28, 2019, the Central Los Angeles Area Planning Commission (APC) denied the appeals on the Vesting Tentative Tract Map and adopted the amended findings which are outlined in the attached determination letter dated July 9, 2019. On the same day, the APC certified the Environmental Impact Report (EIR) and found that the benefits of the proposed project did not outweigh and override the significant and unavoidable direct impacts to historical resources analyzed in ENV-2016-1367-EIR, SCH No. 2017011016.

There was one appeal filed on the APC's action. On August 28, 2019, City Council granted the appeals of the Commission and Deputy Advisory Agency's actions, approved the Vesting Tentative Tract Map for the project with conditions of approval, and adopted a Statement of Overriding Considerations and accompanying mitigation measures and Mitigation Monitoring

Program. The EIR for the development project studied two alternatives that included the retention of the historic property, but ultimately the City Council determined that its preservation would not be feasible in meeting the project objectives (see attached Council Motions and Planning and Land Use Management Committee Reports).

On August 23, 2019, the property owner entered into a settlement agreement with individual members of the community through which they agreed to modify the massing and design of the proposed project and allow for a six-month period commencing on September 3, 2019 to enable the marketing of the property to a third-party buyer via an exclusive listing agreement. As per the agreement, the sales price for the property is set at \$4.7 million. During the six-month period, set to expire on March 1, 2020, the owner is permitted to proceed with any and all actions necessary to obtain demolition and building permits.

DISCUSSION

There are two mitigation measures related to historical resources required to be satisfied as conditions of approval prior to the issuance of any demolition permits. These mitigation measures, outlined on pages IV-4 to IV-6 of the attached Mitigation Monitoring Program from Chapter IV of the Final Environmental Impact Report dated January 2019, include the following:

Mitigation Measure HIST-1: Photographic Recordation. Prior to issuance by the City of Los Angeles of a demolition permit, photographic recordation shall be completed for the Bungalow Court and Garage. This recordation shall include digital photographs of the existing condition and character-defining features of the Bungalow Court and Garage and associated landscape. Photographs shall be taken with a six megapixel or greater digital SLR camera. The pictures shall be taken in Tag Image File format or RAW format images. Photographs should be six megapixels or greater (2000 x 3000-pixel image). A photograph log shall be completed and shall include: photograph label, photograph date, photographer's name, subject matter, and camera angle. Once completed archivally sound (TIFF) digital copies shall be distributed to the Los Angeles Public Library and the South Central Coastal Information Center.

Enforcement Agency: Los Angeles Department of City Planning, Office of Historic Resources; Los Angeles Department of Building and Safety

Monitoring Agency: Los Angeles Department of City Planning, Office of Historic Resources; Los Angeles Department of Building and Safety

Monitoring Phase: Pre-Construction

Monitoring Frequency: Once prior to demolition or relocation

Action Indicating Compliance: Compliance report by a qualified architectural historian, historic architect, or historic preservation professional

Mitigation Measure HIST-2: Relocation and Rehabilitation. Following recordation pursuant to Mitigation Measure MM-HIST-1, efforts shall be made to relocate the structures of the Bungalow Court and Garage, ideally within an area

of Hollywood associated with similar single-family or multi-family residential development. Implementation of this measure shall be satisfied in part by advertisement of the Bungalow Court and Garage's availability in historic preservation websites such as HistoricForSale, Historic Properties, Old Houses, and Preservation Directory and a local newspaper such as the Los Angeles Times for a period of not less than sixty (60) days by the Applicant. Any such relocation efforts shall be undertaken in accordance with a Relocation and Rehabilitation Plan to be prepared by the party taking possession of the structure to be removed. The Relocation and Rehabilitation Plan shall be developed in conjunction with a qualified architectural historian, historic architect, or historic preservation professional who satisfies the Secretary of the Interior's Professional Qualifications Standards for History, Architectural History, or Architecture, pursuant to 36 CFR 61. The Relocation and Rehabilitation Plan shall follow the relocation methodology recommended by the National Park Service, which are outlined in the booklet entitled "Moving Historic Buildings," by John Obed Curtis (1979). The Relocation and Rehabilitation Plan shall be reviewed and approved by the City of Los Angeles Office of Historic Resources prior to its implementation. Upon relocation of the Bungalow Court and Garage to the new site, any maintenance, repair, stabilization, rehabilitation, preservation, conservation, or reconstruction work performed in conjunction with the relocation of the Bungalow Court and Garage shall be undertaken in a manner consistent with the Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Properties. A plaque describing the date of the move and the original location shall be placed in a visible location near the Bungalow Court. Any subsequent alterations of the Bungalow Court and Garage requiring a building permit would be subject to the standards and principles outlined in the City's Historic Preservation Ordinance. If after 60 days, it is evident that no party is interested in removing and relocating the Bungalow Court and Garage then demolition of the Bungalow Court shall be undertaken.

Enforcement Agency: Los Angeles Department of City Planning, Office of Historic Resources; Los Angeles Department of Building and Safety

Monitoring Agency: Los Angeles Department of City Planning, Office of Historic Resources; Los Angeles Department of Building and Safety

Monitoring Phase: Pre-Construction

Monitoring Frequency: After recordation and prior to demolition or relocation and 60 days following advertisement of availability of the Bungalow Court and Garage in historic preservation website

Action Indicating Compliance: Advertisement of availability of the Bungalow Court and Garage in historic preservation websites; preparation of a Rehabilitation and Relocation Plan by qualified architectural historian, historic architect, or historic preservation professional and approval by Los Angeles Department of City Planning, Office of Historic Resources

REVIEW AUTHORITY

The relevant Cultural Heritage Ordinance sections that apply to the Commission's review are:

Sec. 22.171.11. Preservation of Monuments.

The Commission shall take all steps necessary to preserve Monuments not in conflict with the public health, safety and general welfare, powers and duties of the City of Los Angeles, or its several boards, officers or departments. These steps may include assistance in the creation of civic citizens' committees, assistance in the establishment of a private fund for the acquisition or restoration of designated Monuments, and recommendation that a Monument be acquired by a governmental agency where private acquisition is not feasible.

Sec. 22.171.14. Commission Review.

No permit for the demolition, substantial alteration or relocation of any Monument shall be issued, and no Monument shall be demolished, substantially altered or relocated without first referring the matter to the Commission, except where the Superintendent of Building or the City Engineer determines that demolition, relocation or substantial alteration of any Monument is immediately necessary in the interest of the public health, safety or general welfare.

Sec. 22.171.15. Time for Objection by the Commission.

Where any matters subject to Section 22.171.14 of this article are referred to the Commission by its staff, the Commission shall have 30 days from the date of the referral to object to the proposed demolition, substantial alteration or relocation. If no objection is filed with the appropriate department or board within 30 days, all objections shall be deemed to have been waived. If the Commission objects to the proposed demolition, substantial alteration or relocation, it shall file its objection with the appropriate department or board.

Any objection by the Commission shall be set for a public hearing. The objection and the fact that the matter will be scheduled for a public hearing by the Commission shall be noted by Commission staff on the clearance worksheet utilized by the appropriate department or board for the issuance of the permit. The filing of an objection shall suspend the issuance of any permit for the demolition, substantial alteration or relocation of the Monument (Stay) for a period of not less than 30 days nor more than 180 days, during which time the Commission shall take all steps within the scope of its powers and duties as it determines are necessary for the preservation of the Monument to be demolished, altered or relocated.

At the end of the first 30 days of the Stay, the Department shall report any progress regarding preservation of the Monument to the Commission, which may, upon review of the progress report, withdraw and cancel its objection to the proposed demolition, substantial alteration or relocation. If the Commission determines, upon the basis of the progress report to withdraw and cancel its objection, it shall promptly notify the appropriate department or board concerned of its action. Upon receipt of notification of withdrawal of the objection, the permit may be issued and the Monument may be demolished, altered or relocated. If the Commission does not withdraw and cancel its objection, the Stay shall remain in effect.

If the Commission, or the Department acting on the Commission's behalf, finds at the end of the first 100 days of the Stay that the preservation of the Monument cannot be fully accomplished within the 180-day Stay period, and the Commission determines that preservation can be satisfactorily completed within an additional period not to exceed an additional 180-day Stay, the Commission may recommend to the City Council that the Stay be extended to accomplish

the preservation. No request for an extension shall be made after the expiration of the original 180-day Stay.

ACTIONS CURRENTLY BEFORE THE COMMISSION

The Commission may make a motion to:

1. Not object to the issuance of the demolition permits; or
2. Object to the issuance of the demolition permits for up to 180 days

Bldg-Demolition
Apartment
Plan Check at Counter

City of Los Angeles - Department of Building and Safety
19019 - 10000 - 04562

Plan Check #: B19LA19065
Plans Filed in: METRO
Printed On: 10/21/19 08:33:35

CLEARANCE SUMMARY WORKSHEET

IMPORTANT: This summary documents the clearance(s) required prior to permit issuance. Most clearance(s) are granted electronically, however this form will also be completed so that in the event of a computer outage, there is evidence of the clearance action(s). Keep this form with all other documents necessary to obtain the permit.

INSTRUCTIONS

APPLICANT/REPRESENTATIVE: You are advised to initiate the approval process for the following permit application clearance(s) marked as "Not Cleared" as soon as possible, in order to allow adequate time to obtain the approvals. Certain departments (such as the Department of City Planning) may require additional plan review and approval process, which may include mandatory appeal periods. The address and phone number of the specific agency corresponding to the "Address Code:" shown for each clearance is indicated at the end of this form and it is recommended that you call before appearing in person. Remember to bring a copy of the permit application to the clearance agency for their reference. A "Cleared" condition requires no further action on your part.

CLEARANCE AGENCIES: For city agencies, perform electronic clearance action(s) using PCIS **and** complete this form. For non-city agencies or PCIS outages, complete this form.

Description of Work: DEMOLISH DUPLEX. DOZER METHOD OF DEMOLITION. SEWER CAP AND PEDESTRIAN PROTECTION FENCE REQUIRED.

Building & Safety Contact
Plan Check Office: METRO
PC Engineer: Michael Lopez

Status	Clearance Description and New Status
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Not Cleared	<p>Agency: City Planning Department Description: Addition/Alteration/Demolition of City Historical Cultural Monument Address Code: 2 Electronic Clearance <input type="checkbox"/> By: <u>MJONES</u> Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____ Comments: Referred to Cultural Heritage Commission</p>
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Not Cleared	<p>Agency: City Planning Department Description: CEQA review as part of a larger project per Public Resource Code Section 21065 Address Code: 2 Electronic Clearance <input type="checkbox"/> By: <u>MLOPEZ</u> Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____ Comments:</p>
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Not Cleared	<p>Agency: City Planning Department Description: CEQA review for Historic Resources Address Code: 2 Electronic Clearance <input type="checkbox"/> By: <u>MJONES</u> Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____ Comments: Referred to Cultural Heritage Commission</p>
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Cleared	<p>Agency: Los Angeles Housing Department Description: Demolition/Removal of Rental Units Address Code: 16 Electronic Clearance <input checked="" type="checkbox"/> By: <u>EJACOBS</u> Date: <u>10/04/19</u> Phone: _____ Comments: HCIDLA Notice of Intent to Withdraw case LD050756 and Demolition Clearance case LD056094 approved.</p>
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End of Clearance(s) for 19019 - 10000 - 04562. Refer to "ADDRESS CODES" sheet for clearance agency address/phone information.

Bldg-Demolition
 Apartment
 Plan Check at Counter

City of Los Angeles - Department of Building and Safety

19019 - 10000 - 04563

Plan Check #: B19LA19066
 Plans Filed in: METRO
 Printed On: 10/21/19 08:31:31

CLEARANCE SUMMARY WORKSHEET

IMPORTANT: This summary documents the clearance(s) required prior to permit issuance. Most clearance(s) are granted electronically, however this form will also be completed so that in the event of a computer outage, there is evidence of the clearance action(s). Keep this form with all other documents necessary to obtain the permit.

INSTRUCTIONS

APPLICANT/REPRESENTATIVE: You are advised to initiate the approval process for the following permit application clearance(s) marked as "Not Cleared" as soon as possible, in order to allow adequate time to obtain the approvals. Certain departments (such as the Department of City Planning) may require additional plan review and approval process, which may include mandatory appeal periods. The address and phone number of the specific agency corresponding to the "Address Code:" shown for each clearance is indicated at the end of this form and it is recommended that you call before appearing in person. Remember to bring a copy of the permit application to the clearance agency for their reference. A "Cleared" condition requires no further action on your part.

CLEARANCE AGENCIES: For city agencies, perform electronic clearance action(s) using PCIS **and** complete this form. For non-city agencies or PCIS outages, complete this form.

Description of Work: TO DEMO (E) BUILDING "B1" Demo by dozer, clear the lot, fence the property.

Building & Safety Contact
 Plan Check Office: METRO
 PC Engineer: George Alvarez

Status	Clearance Description and New Status	
Not Cleared	<p>Agency: City Planning Department Address Code: 2 Electronic Clearance <input type="checkbox"/> By: <u>MJONES</u> Comments: Referred to Cultural Heritage Commission</p>	<p>Description: Addition/Alteration/Demolition of City Historical Cultural Monument Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____</p>
Not Cleared	<p>Agency: City Planning Department Address Code: 2 Electronic Clearance <input type="checkbox"/> By: <u>GALVAREZ</u> Comments:</p>	<p>Description: CEQA review as part of a larger project per Public Resource Code Section 21065 Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____</p>
Not Cleared	<p>Agency: City Planning Department Address Code: 2 Electronic Clearance <input type="checkbox"/> By: <u>MJONES</u> Comments: Referred to Cultural Heritage Commission</p>	<p>Description: CEQA review for Historic Resources Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____</p>

Cleared	<p>Agency: Los Angeles Housing Department Description: Demolition/Removal of Rental Units Address Code: 16 Electronic Clearance <input checked="" type="checkbox"/> By: <u>EJACOBS</u> Date: <u>10/04/19</u> Phone: _____ Comments: HCIDLA Notice of Intent to Withdraw case LD050756 and Demolition Clearance case LD056094 approved.</p>
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End of Clearance(s) for 19019 - 10000 - 04563. Refer to "ADDRESS CODES" sheet for clearance agency address/phone information.

Bldg-Demolition
 Apartment
 Plan Check at Counter

City of Los Angeles - Department of Building and Safety

19019 - 10000 - 04564

Plan Check #: B19LA19068

Plans Filed in: METRO

Printed On: 10/21/19 08:34:51

CLEARANCE SUMMARY WORKSHEET

IMPORTANT: This summary documents the clearance(s) required prior to permit issuance. Most clearance(s) are granted electronically, however this form will also be completed so that in the event of a computer outage, there is evidence of the clearance action(s). Keep this form with all other documents necessary to obtain the permit.

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CLEARANCE AGENCIES: For city agencies, perform electronic clearance action(s) using PCIS **and** complete this form. For non-city agencies or PCIS outages, complete this form.

Description of Work: DEMO (E) BUILDING "B3" USING DOZER WRECKING METHOD. SEWER CAP AND PEDESTRIAN FENCE REQUIRED.

Building & Safety Contact

Plan Check Office: METRO

PC Engineer: Jeffrey MacHado

Status	Clearance Description and New Status
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Not Cleared	<p>Agency: City Planning Department Description: Addition/Alteration/Demolition of City Historical Cultural Monument</p> <p>Address Code: 2</p> <p>Electronic Clearance <input type="checkbox"/> By: <u>MJONES</u> Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____</p> <p>Comments: Referred to Cultural Heritage Commission</p>
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Not Cleared	<p>Agency: City Planning Department Description: CEQA review as part of a larger project per Public Resource Code Section 21065</p> <p>Address Code: 2</p> <p>Electronic Clearance <input type="checkbox"/> By: <u>JMACHADO</u> Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____</p> <p>Comments:</p>
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Not Cleared	<p>Agency: City Planning Department Description: CEQA review for Historic Resources</p> <p>Address Code: 2</p> <p>Electronic Clearance <input type="checkbox"/> By: <u>MJONES</u> Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____</p> <p>Comments: Referred to Cultural Heritage Commission</p>
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Cleared	<p>Agency: Los Angeles Housing Department Description: Demolition/Removal of Rental Units Address Code: 16 Electronic Clearance <input checked="" type="checkbox"/> By: <u>EJACOBS</u> Date: <u>10/04/19</u> Phone: _____ Comments: HCIDLA Notice of Intent to Withdraw case LD050756 and Demolition Clearance case LD056094 approved.</p>
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End of Clearance(s) for 19019 - 10000 - 04564. Refer to "ADDRESS CODES" sheet for clearance agency address/phone information.

750 N Edinburgh Ave

Permit Application #: 19019 - 10000 - 04565

Bldg-Demolition	City of Los Angeles - Department of Building and Safety	Plan Check #: B19LA19069
Apartment	19019 - 10000 - 04565	Plans Filed in: METRO
Plan Check at Counter	CLEARANCE SUMMARY WORKSHEET	Printed On: 10/21/19 08:32:20

IMPORTANT: This summary documents the clearance(s) required prior to permit issuance. Most clearance(s) are granted electronically, however this form will also be completed so that in the event of a computer outage, there is evidence of the clearance action(s). Keep this form with all other documents necessary to obtain the permit.

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CLEARANCE AGENCIES: For city agencies, perform electronic clearance action(s) using PCIS and complete this form. For non-city agencies or PCIS outages, complete this form.

Description of Work: Demolition of (E) garage. . Method of demolition will be by dozer. Pedestrian protection fence is required. Clear lot.	Building & Safety Contact Plan Check Office: METRO PC Engineer: Chiharu Suzuki
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Status	Clearance Description and New Status	
Not Cleared	Agency: City Planning Department Address Code: 2 Electronic Clearance <input type="checkbox"/> By : <u>MJONES</u> Comments: Referred to Cultural Heritage Commission	Description: Addition/Alteration/Demolition of City Historical Cultural Monument Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____
Not Cleared	Agency: City Planning Department Address Code: 2 Electronic Clearance <input type="checkbox"/> By : <u>MJONES</u> Comments: Referred to Cultural Heritage Commission	Description: CEQA review for Historic Resources Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____

End of Clearance(s) for 19019 - 10000 - 04565. Refer to "ADDRESS CODES" sheet for clearance agency address/phone information.

Bldg-Demolition
 Apartment
 Plan Check at Counter

City of Los Angeles - Department of Building and Safety

19019 - 10000 - 04566

Plan Check #: B19LA19070

Plans Filed in: METRO

Printed On: 10/21/19 08:35:55

CLEARANCE SUMMARY WORKSHEET

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CLEARANCE AGENCIES: For city agencies, perform electronic clearance action(s) using PCIS **and** complete this form. For non-city agencies or PCIS outages, complete this form.

Description of Work: TO DEMO (E) DUPLEX "B4" Demo by dozer, clear the lot, fence the property. Sewer cap required.
 canopy required.

Building & Safety Contact

Plan Check Office: METRO

PC Engineer: Shangqin Xie

Status	Clearance Description and New Status	
Not Cleared	<p>Agency: City Planning Department Address Code: 2 Electronic Clearance <input type="checkbox"/> By: <u>SXIE</u> Comments:</p>	<p>Description: CEQA review as part of a larger project per Public Resource Code Section 21065 Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____</p>
Not Cleared	<p>Agency: City Planning Department Address Code: 2 Electronic Clearance <input type="checkbox"/> By: <u>MJONES</u> Comments: Referred to Cultural Heritage Commission</p>	<p>Description: CEQA review for Historic Resources Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____</p>
Not Cleared	<p>Agency: Department of Building and Safety Address Code: 4 Electronic Clearance <input type="checkbox"/> By: <u>SXIE</u> Comments:</p>	<p>Description: Demo Pre-Inspection is required Date: _____ Phone: _____ <input type="checkbox"/> Outage - Print Name/Initial: _____</p>

Cleared	<p>Agency: Los Angeles Housing Department Description: Demolition/Removal of Rental Units Address Code: 16 Electronic Clearance <input checked="" type="checkbox"/> By: <u>EJACOBS</u> Date: <u>10/04/19</u> Phone: _____ Comments: HCIDLA Notice of Intent to Withdraw case LD050756 and Demolition Clearance case LD056094 approved.</p>
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End of Clearance(s) for 19019 - 10000 - 04566. Refer to "ADDRESS CODES" sheet for clearance agency address/phone information.