

**PROJECT NUMBER**

PRJ2023-003407-(3)

HEARING DATE

December 4, 2024

REQUESTED ENTITLEMENT(S)Vesting Tentative Parcel Map No. 073305
(RPPL2023004981)

Environmental Plan No. RPPL2024004451

PROJECT SUMMARY

OWNER / APPLICANTTony Principe, Calabasas Auto Park LLC / Don Waite,
Westland Civil, Inc**MAP/EXHIBIT DATE**

July 24, 2024

PROJECT OVERVIEW

A Vesting Tentative Parcel Map to authorize the conversion of an existing two-story auto warehouse storage facility with 19 attached auto storage units into condominium units on one industrial lot that is 7.15 gross (7.12 net) acres. The existing industrial building, land use of auto storage, 46-space parking lot, loading space, retaining walls, and grading were previously approved under Conditional Use Permit No. 2015000096 on August 20, 2019. The northern area of the industrial lot is pending preservation under an Open Space Conservation Easement. No changes in use, design, or grading are proposed.

LOCATION

23823 Ventura Blvd., Calabasas

ACCESS

Ventura Blvd.

ASSESSORS PARCEL NUMBERS

2049-019-061, 2049-019-033, and 2049-019-034

SITE AREA

7.15 gross (7.12 net) acres

GENERAL PLAN / LOCAL PLAN

Santa Monica Mountains North Area Plan

ZONED DISTRICT

The Malibu

PLANNING AREA

Santa Monica Mountains

LAND USE DESIGNATIONCR Rural Commercial (Residential: 0-5 du/net ac, Non-
Residential: Maximum FAR 0.5)**ZONE**

M-1 (Light Manufacturing)

PROPOSED UNITS

One lot / 19 units

MAX DENSITY/UNITS

Not applicable

COMMUNITY STANDARDS DISTRICT ("CSD")

Santa Monica Mountains North Area

ENVIRONMENTAL DETERMINATION (CEQA)

Addendum to Mitigated Negative Declaration

KEY ISSUES

- Consistency with the Santa Monica Mountains North Area Plan
- Satisfaction of the following portions of Title 21 and 22 of the Los Angeles County Code:
 - Chapter 21.48 (Minor Land Divisions)
 - 21.24.380 (Condominiums and Community Apartment Projects)
 - Section 22.22.060 (Development Standards for Industrial Zones)
 - Chapter 22.336 (Santa Monica Mountains North Area CSD)

CASE PLANNER:

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