

**SUPPLEMENTAL  
REPORT TO THE HEARING OFFICER**

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DATE ISSUED: September 5, 2024  
HEARING DATE: September 17, 2024      AGENDA ITEM: 6  
PROJECT NUMBER: R2011-01126-(3)  
PERMIT NUMBER(S): Minor Coastal Development Permit (MCDP)  
201500036  
Variance RPPL2019006788  
SUPERVISORIAL DISTRICT: 3  
PROJECT LOCATION: 25830 Dark Creek  
OWNER: Gary and Jeannine Isbell  
APPLICANT: Nick Kazemi  
CASE PLANNER: William Chen, AICP, Senior Regional Planner  
wchen@planning.lacounty.gov

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This agenda item is a request for an MCDP and a Variance to construct a new single-family residence (“Project”) in the Santa Monica Mountains Coastal Zone. The proposed 2,479-square-foot single-family residence is two stories tall and has an attached 526-square-foot two-car garage. The Project also includes an onsite waste treatment system (“OWTS”), 354 cubic yards of total grading (zero cubic yards of cut and 354 cubic yards of fill), landscaping, and appurtenant infrastructure. The Variance would allow development of the OWTS within 100 feet of a stream and within 50 feet of oak and native trees pursuant to County Code Section 22.44.1150. The Project Site is located within the R-C-1 (Rural Coastal – 1 Acre Minimum Require Lot Area) Zone.

County Code Sections 22.44.990.D and 22.44.1440.A require that a public hearing notice be posted on-site, and that story poles be erected on-site, for a minimum of 30 days. LA County Planning Staff recommends that this item be continued to October 22, 2024, in order for the applicant to comply with these requirements.

Staff recommends the following motion:

**I, THE HEARING OFFICER, CONTINUE COASTAL DEVELOPMENT PERMIT NUMBER 201500036 AND VARIANCE NUMBER RPPL2019006788 TO OCTOBER 22, 2024.**

For questions or additional information, please contact William Chen at [wchen@planning.lacounty.gov](mailto:wchen@planning.lacounty.gov).

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Report  
Reviewed By: Rob Glaser  
Robert Glaser, Supervising Regional Planner

Report  
Approved By: M. Glaser  
Mitch Glaser, Assistant Administrator

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