

## MINUTES

Meeting Place: In-Person: 320 W. Temple Street, Room 150, Los Angeles, CA 90012 Virtual (Online): <https://bit.ly/ZOOM-RPC> Webinar ID: 858 6032 6429 Or call by phone: (669) 444-9171 or (719) 359-4580

Meeting Date: December 4, 2024 - Wednesday Time: 9:06 a.m.

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Present: Commissioners Duarte-White, Louie, O'Connor, Moon, Hastings

Ex Officio Members:

Director of Public Works: Ms. Phoenix Khoury, Senior Civil Engineer

County Counsel: Ms. Kathy Park, Deputy County Counsel

Planning Director: Ms. Susie Tae, Assistant Deputy Director, Current Planning Division  
Mr. Mitch Glaser, Assistant Deputy Director, Current Planning Division

Forester and Fire Warden: Mr. Joseph Youman, Assistant Fire Prevention Engineer

### APPROVAL OF AGENDA

1. Motion/seconded by Commissioners Moon/Duarte-White – That the agenda for December 4, 2024, be approved.

At the direction of the Chair, the agenda was approved unanimously.

### COUNTY COUNSEL REPORT

2. County Counsel stated for the record that while this is an online meeting, it is a public meeting the same as if it were held in person in the Commission's hearing room and rules that allow for an orderly meeting shall apply. As such, when speaking on an agendized item, comments should address the item on the agenda and no other issues.

Similarly, if speaking during public comment, comments should be limited to issues related to the business of the Regional Planning Commission.

If speakers do not remain on topic, they may be reminded by the Chair or myself to do so. Failure to discuss issues not related to the agendized item, may result in the loss of the right to

COUNTY COUNSEL REPORT (Cont.)

Speak on the item or other items, if directed by the Chair. In addition, speakers should refrain from conduct that is disruptive of the meeting. Doing so also could result in the loss of the right to speak on the agenda item or any other items.

Disruptive conduct can include, but is not limited to, threats made against other speakers, the Commission or its members, or any others participating in the meeting, profane comments not related to the agenda item, or disorderly or contemptuous behavior leading to a disruption of the orderly progression and holding of the meeting.

In such cases, the Chair will advise that the behavior is disruptive and direct that the speaker's microphone be disabled. That person may, however, continue to observe the meeting. Further, disruptive behavior communicated to the panelists of the meeting, which include the Commission and County staff, may result in the removal of that person from the meeting by disconnecting them from the online connection.

DIRECTOR/DEPUTY DIRECTOR

3. The following report was given by the Assistant Deputy Director. During yesterday's Board of Supervisors (BOS) meeting, Supervisor Katheryn Barger took the seat as Chair of the Board. Next week, the Department has a couple items on the BOS agenda, the Owen Brown gravesite historic landmark designation, and the West San Gabriel Area Plan, which covers portions of unincorporated SD1 and SD5.

MINUTES FOR APPROVAL

4. Motion/seconded by Commissioners Duarte-White/Moon – That the minutes for October 23, 2024, be approved.

At the direction of the Chair, the minutes were approved unanimously.

Motion/seconded by Commissioners Duarte-White/Moon – That the minutes for October 30, 2024, be approved.

At the direction of the Chair, the minutes were approved unanimously.

ADMISSION PROCEDURES

Staff announced if you are joining us via telephone and want to provide comment on any of the agenda items, please send an email to [comment@planning.lacounty.gov](mailto:comment@planning.lacounty.gov) and provide the agenda item number, your first name, your last name, your email address, your phone number, and indicate if you are the applicant or not the applicant

All participants' microphones will be muted during the meeting unless you have signed up to provide comment. If you have signed up to provide comment, your microphone will be unmuted when it is time for you to speak, and staff will call your name.

PUBLIC HEARINGSSubdivisionsProject Denied

5. **(Appeal of the Hearing Officer's decision on August 6, 2024). Project No. R2014-0025-(5). Planner: Phillip Smith. Applicant: Claremont Homes/Imad Aboujawdah. Hasley Canyon Road and Burlwood Drive. Santa Clarita Valley Planning Area. a. Vesting Tentative Tract Map No. 072630. To create 46 single-family residential lots and one open space lot on 168.73 gross acres within the A-2-2 (Heavy Agricultural – Two Acre Minimum Required Lot Area) Zone. b. Conditional Use Permit No. 201400001. To authorize project on-site grading and non-urban hillside management, as the Project would grade more than 100,000 cubic yards and the proposed number of dwelling units exceeds the low-density threshold of 13 units within a non-urban Hillside Management Area. c. Oak Tree Permit No. 201400002. To remove 16 oak trees. d. Environmental Assessment No. 201400002 Pursuant to the California Public Resources Code Section 15270, CEQA does not apply to projects which a public agency rejects or disapproves.**

For further action and discussion visit:

[http://lacdrp.granicus.com/ViewPublisher.php?view\\_id=1](http://lacdrp.granicus.com/ViewPublisher.php?view_id=1)

Motion/seconded by Commissioners Hastings/Moon – That the Regional Planning Commission close the public hearing and find the denial exempt from CEQA.

Motion/seconded by Commissioners Hastings/Moon – That the Regional Planning Commission, having considered the findings and supporting documents, deny Vesting Tentative Tract Map No. 072630, Conditional Use Permit No. 201400001, and Oak Tree Permit No. 201400002, due to inactivity.

At the direction of the Chair, the item passed unanimously. The appeal period for this item ends on December 16, 2024.

Coastal Development ServicesAction Taken as Noted

6. **(Appeal of the Hearing Officer's decision on August 27, 2024). Project No. PRJ2023-001704-(3). Oak Tree Permit No. RPPL2023002442. Planner: Jon D. Schneider. Applicant: Howard Elston. Assessor's Parcel Number: 4444027018. Santa Monica Mountains Planning Area. To retroactively authorize encroachments into the protected zones of two oak trees in association with the replacement of permeable pavers beneath one oak tree and the repair of a fence beneath a second oak tree. This project is categorically exempt (Class 4 Categorical Exemption – Minor Alterations to Land) pursuant to CEQA reporting requirements.**

For further action and discussion visit:

[http://lacdrp.granicus.com/ViewPublisher.php?view\\_id=1](http://lacdrp.granicus.com/ViewPublisher.php?view_id=1)

PUBLIC HEARINGS (Cont.)

Motion/seconded by Commissioners Hastings/Moon – That the Regional Planning Commission close the public hearing, referred the Project back to the Department, directed Staff to modify Condition 23 to reflect the intent of the County Fire Department, Forestry Division, based on their representative’s testimony during the public hearing, and directed Staff to refund the appeal fee to the appellant.

At the direction of the Chair, the item passed unanimously.

Subdivisions

Project Approved

7. **Project No. PRJ2023-003407-(3). Vesting Tentative Parcel Map No. 073305 (RPPL2023004981). Planner: Alejandrina Baldwin. Applicant: Tony Principe. 23823 Ventura Boulevard. Santa Monica Mountains Planning Area. To authorize the conversion of 19 auto storage units within a two-story auto warehouse storage facility into 19 attached industrial condominium units in one building on one industrial lot on 7.15 gross (7.12 net) acres, within the M-1 (Light Manufacturing) Zone. This project qualifies for an Addendum to the Mitigated Negative Declaration pursuant to CEQA reporting requirements.**

For further action and discussion visit:

[http://lacdrp.granicus.com/ViewPublisher.php?view\\_id=1](http://lacdrp.granicus.com/ViewPublisher.php?view_id=1)

Motion/seconded by Commissioners O’Connor/Moon – That the Regional Planning Commission close the public hearing, and, having considered the Addendum along with the Mitigated Negative Declaration for the Project, approve the Addendum to the Certified Mitigated Negative Declaration.

Motion/seconded by Commissioners O’Connor/Moon – That the Regional Planning Commission approve Vesting Tentative Parcel Map No. 073305 (RPPL2023004981) subject to the findings and conditions.

At the direction of the Chair, the item passed unanimously. The appeal period for this item ends on December 16, 2024

PUBLIC COMMENT

8. **Public comment pursuant to Section 54954.3 of the Government Code.**

There were no requests by members of the public to address the Commission.

CONTINUATION OF REPORTS

9. **Possible Call for Review of Decisions by Hearing Officer, pursuant to Section 22.240.010.B of the Los Angeles County Code.**

There were no items Called up for Review by the Commission.

**10. Commission/Counsel/Director Reports**

There were no reports given by Commission/Counsel/Director.

ADJOURNMENT

A recording of the testimony received and the discussions held at this meeting and a copy of all findings and resolutions acted upon by the Commission are on file in the Department of Regional Planning.

The Commission adjourned at 10:03 a.m. to Wednesday, December 11, 2024.

  
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Elida Luna, Commission Secretary

ATTEST

APPROVE

  
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Pamela O'Connor, Chair

  
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Susie Tae, Assistant Deputy Director  
Current Planning Division

  
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Pamela O'Connor, Chair

  
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Mitch Glaser, Assistant Deputy Director  
Current Planning Division