



**PROJECT NUMBER**      **HEARING DATE**  
 PRJ2024-001449-(5)      April 15, 2025  
**REQUESTED ENTITLEMENT(S)**  
 Oak Tree Permit No. RPPL2024002159

## PROJECT SUMMARY

**OWNER / APPLICANT**  
 Chih-Lin Liu

**MAP/EXHIBIT DATE**  
 March 19, 2024

### PROJECT OVERVIEW

The Project is a request for an Oak Tree Permit to authorize the removal of one heritage sized oak tree, associated with the construction of two single family residences and an accessory dwelling unit under Senate Bill 9. Approval of the physical development will be reviewed and approved under a separate Site Plan Review (RPPL2024002158).

### LOCATION

6345 North Charlotte Avenue, East Pasadena

### ACCESS

North Charlotte Avenue

### ASSESSORS PARCEL NUMBER(S)

5375-019-003

### SITE AREA

0.25 Acres

### GENERAL PLAN / LOCAL PLAN

General Plan

### ZONED DISTRICT

East San Gabriel

### PLANNING AREA

West San Gabriel Valley

### LAND USE DESIGNATION

H9 (Residential 9 – 0 to 9 dwelling units per net acre)

### ZONE

R-1-7,500 (Single-Family Residence - 7,500 Square Feet Minimum Required Lot Area)

### PROPOSED UNITS

N/A

### MAX DENSITY/UNITS

N/A

### COMMUNITY STANDARDS DISTRICT

East Pasadena- East San Gabriel

### ENVIRONMENTAL DETERMINATION (CEQA)

Class 1 Categorical Exemption – Existing Facilities  
 Class 2 Categorical Exemption- New Construction and Conversion of Small Structures  
 Class 4 Categorical Exemption – Minor Alterations to Land

### KEY ISSUES

- Consistency with the Los Angeles County General Plan
- Satisfaction of the following portions of Title 22 of the Los Angeles County Code:
  - Section [22.174.060 \(Oak Tree Permit Findings and Decision Requirements\)](#)
  - Chapter [22.318 \(East Pasadena- East San Gabriel CSD requirements\)](#)
  - Section [22.18.040 \(Development Standards for Residential Zones\)](#)

### CASE PLANNER:

Jolee Hui

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