



PROJECT NUMBER

PRJ2023-001704-(3)

HEARING DATE

December 4, 2024

REQUESTED ENTITLEMENT(S)

Oak Tree Permit ("OTP") No. RPPL2023002442

PROJECT SUMMARY

OWNER / APPLICANT

Howard Elston

MAP/EXHIBIT DATE

May 20, 2024

PROJECT OVERVIEW

The OTP was approved by the HO on August 27, 2024. The applicant, Howard Elston ("Applicant"), appealed one condition added by the HO on September 9, 2024. This condition, which is included as draft Condition No. 23 (Exhibit D – Conditions), requires that equipment, materials, and vehicles shall not be stored, parked, or operated on the permeable pavers located within the protected zones of any oak tree.

LOCATION

N/A

ACCESS

Inspection Trail, a 15-foot-wide public road which intersects with Canon View Trail about 50 feet to the east

ASSESSORS PARCEL NUMBER(S)

4444-027-018

SITE AREA

0.17 Acres

GENERAL PLAN / LOCAL PLAN

Santa Monica Mountains Local Coastal Program

ZONED DISTRICT

The Malibu

LAND USE DESIGNATION

R-V (Rural Village)

ZONE

R-C-10,000 (Rural Coastal – 10,000-Square-Foot Minimum Required Lot Area)

PROPOSED UNITS

N/A

MAX DENSITY/UNITS

N/A

COMMUNITY STANDARDS DISTRICT

N/A

ENVIRONMENTAL DETERMINATION (CEQA)

Class 4 Categorical Exemption – Minor Alterations to Land

KEY ISSUES

- Consistency with the Santa Monica Mountains Local Coastal Program
- Satisfaction of the following portions of Title 22 of the Los Angeles County Code:
 - Section 22.44.850 (Santa Monica Mountains Coastal Development Permit Findings)
 - Section 22.44.950 (Santa Monica Mountains Coastal Development Permit - Oak Tree Requirements)

CASE PLANNER:

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