

AGENDA

Meeting Place: In-Person: 320 W. Temple Street, Room 150, Los Angeles, CA 90012 Virtual (Online): <https://planning-lacounty-gov.zoom.us/j/85860326429> Webinar ID: 858 6032 6429 Or call by phone: (669) 444-9171 or (719) 359-4580

Meeting Date: September 11, 2024 - Wednesday

Time: 9:00 AM

PROVIDING WRITTEN PUBLIC COMMENT

To provide written public comment for the record, send an email to comment@planning.lacounty.gov with the agenda item number, first name, last name, email address, and phone number, and identify yourself as the applicant or not the applicant. Written public comments submitted prior to 12 p.m. on Tuesday, September 10, 2024, will be provided to the Regional Planning Commission. Written public comments submitted after 12 p.m. on Tuesday, September 10, 2024, will not be provided to the Regional Planning Commission but will be added to the public record.

OBSERVING THE MEETING VIRTUALLY (ONLINE)

To observe the meeting without public comment for the record, go to <https://planning-lacounty-gov.zoom.us/j/85860326429> (Webinar ID: 858 6032 6429), <http://facebook.com/LACDRP>, or call by phone: (669) 444-9171 or (719) 359-4580.

PROVIDING VERBAL PUBLIC COMMENT VIRTUALLY (ONLINE)

To provide verbal public comment for the record during the meeting, go to <https://planning-lacounty-gov.zoom.us/j/85860326429> (Webinar ID: 858 6032 6429) or call by phone: (669) 444-9171 or (719) 359-4580 and staff will assist you or send an email to comment@planning.lacounty.gov with the agenda item number, first name, last name, email address, and phone number, and identify yourself as the applicant or not the applicant.

To provide verbal public comment for the record before the meeting, dial (213) 974-6411 and leave a message or voicemail with your comment, the agenda item number, first name, last name, email address, and phone number, and identify yourself as the applicant or not the applicant. Verbal public comments submitted prior to 12 p.m. on Tuesday, September 10, 2024, will be transcribed and provided to the Regional Planning Commission. Verbal public comments submitted after 12 p.m. on Tuesday, September 10, 2024, will not be provided to the Regional Planning Commission but will be transcribed and added to the public record.

PART I - LAND ACKNOWLEDGMENT STATEMENT

1. Commission

PART II - PLEDGE OF ALLEGIANCE

2. Commission

PART III - REPORTS

3. Approval of Agenda
4. County Counsel
5. Director/Deputy Director

PART IV - MINUTES FOR APPROVAL

6. (Continued without opening the public hearing due to a lack of quorum from 08/21/24)
July 31, 2024

[24-178](#)

(Rolled over from 08/28/24)
August 7, 2024

PART V - PUBLIC HEARINGS

7. (Continued without opening the public hearing due to a lack of quorum from 08/21/24)
(Continued without opening the public hearing from 09/11/24)
Project No. PRJ2024-000133-(5)
Conditional Use Permit No. RPPL2021006454
Planner: Sean Donnelly
Applicant: Pi O Jan Trust and Vincent Tong
3853 East Colorado Boulevard
West San Gabriel Valley Planning Area

[24-146](#)

To authorize the continued operation and maintenance of an existing 17-unit motel with one manager unit in the C-2 (Neighborhood Business) and MXD (Mixed Use Development) Zones. This project is categorically exempt (Class 1 - Existing Facilities) pursuant to CEQA reporting requirements.

8. (Rolled over from 08/28/24) [24-120](#)
Project No. PRJ2023-000018-(5)
Planner: Alejandrina Baldwin
Applicant: Mid Cities Engineer
4946 North Grand Avenue
East San Gabriel Valley Planning Area
- a. Tentative Tract Map No. 83724 (RPPL2023000023)
To create one multi-family residential lot with eight attached residential condominium units within two buildings on 0.39 gross/net acres within the R-3 (Limited Density Multiple Residence – 5,000 Square Feet Minimum Required Lot Area) Zone. This project is categorically exempt (Class 15 – Minor Land Divisions) pursuant to CEQA reporting requirements.
- b. Administrative Housing Permit No. RPPL2023003365
To provide one set-aside housing unit at a maximum affordability of 135% Area Median Income.
9. Project No. 2018-003069-(5) [24-118](#)
Planner: Richard Claghorn
Applicant: Bungee America, Inc.
Assessor's Parcel Numbers: 8678-002-015 and 8678-002-016, a private inholding within the Angeles National Forest also known as the Bridge to Nowhere
Antelope Valley Planning Area
- a. Conditional Use Permit No. RPPL2018004676
To authorize an amusement ride (bungee jumping) a private heliport, and overnight camping with appurtenant facilities (a container used as a hangar to store a helicopter, two storage containers, a storage building, an office, a security booth, restroom building with composting toilets, a removable shade canopy, a directional/informational sign, and fencing) ("Project") in the C-R (Commercial Recreation) Zone. This project is categorically exempt (Class 1 - Existing Facilities, Class 3 - New Construction or Conversion of Small Structures, Class 5 - Minor Alterations in Land Use Limitations, and Class 23 - Normal Operations of Facilities for Public Gatherings) pursuant to CEQA reporting requirements.
- b. Variance No. RPPL2018004861
To waive the parking requirements for the Project.

10. Project No. PRJ2021-002039-(1-5) [24-126](#)
General Plan Amendment No. RPPL2024003096
General Plan Safety Element Amendment
Planner: Iris Chi

An amendment to the General Plan Safety Element to identify residential developments in any hazard area identified in the Safety Element that do not have at least two emergency evacuation routes in compliance with Government Code section 65302, subdivision (g)(5). This project has prepared an addendum to the adopted Negative Declaration pursuant to CEQA reporting requirements.

PART VI - PUBLIC COMMENT

11. Public comment pursuant to Section 54954.3 of the Government Code.

PART VII - CONTINUATION OF REPORTS

12. Possible Call for Review of Decisions by Hearing Officer, pursuant to Section 22.240.010.B of the Los Angeles County Code.
13. Commission/Counsel/Director Reports

PART VIII - ADJOURNMENT

ADJOURNMENT TO 9:00 A.M., WEDNESDAY, SEPTEMBER 18, 2024

GLOSSARY OF ENVIRONMENTAL TERMS:

CEQA – California Environmental Quality Act

EIR – Environmental Impact Report

MND – Mitigated Negative Declaration

ND – Negative Declaration

CE – Categorical Exemption

TIME LIMITS: The Commission has established time limits with respect to receipt of testimony regarding matters on this Agenda. Applicants will be allowed fifteen (15) minutes to present testimony in support of their application, with an additional ten (10) minutes for responses to issues raised by other witnesses. Other proponents and opponents will be limited to two (2) minutes per speaker. Responses to questions from the Commission will not be included in these time limitations. All speakers are urged to refrain from repeating testimony presented by others. The Chair may impose different time limits, depending upon the length of the agenda, the number of speakers wishing to give testimony and/or the complexity of an agenda item.

TIME LIMITS FOR APPEAL ITEMS: Appellant and applicant shall be provided equal time to present evidence. The Commission shall determine the time limit based on the complexity of the case and the length of the agenda. Time will also be allocated to the appellant for rebuttal.

WRITTEN TESTIMONY: Written testimony that is received prior to the public hearing will be made a part of the record and need not be read into the record.

PUBLIC HEARING CLOSING AND RE-OPENING: Public hearings that are closed during the meeting may be re-opened by the Commission without notice at any time prior to adjournment of the meeting.

LOBBYIST REGISTRATION: Any person who seeks support or endorsement from the Regional Planning Commission on any official action may be subject to the provisions of Ordinance No. 93-0031, relating to lobbyists. Violation of the lobbyist ordinance may result in a fine and other penalties. FOR INFORMATION, CALL (213) 974-1093.

MEETING MATERIALS: The agenda package may be accessible on LA County Planning's website at <http://planning.lacounty.gov>. Any meeting-related writings or documents provided to a majority of the Regional Planning Commissioners after distribution of the agenda package, unless exempt from disclosure pursuant to California law, are available online or retained as noted above.

LIVE WEB STREAMING: LA County Planning broadcasts all regularly scheduled Regional Planning Commission Meetings on its website at <http://planning.lacounty.gov>.

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

Ex Officio Members:

Director of Public Works: Mr. Jose Suarez, Senior Civil Engineer

County Counsel: Ms. Elaine Lemke, Assistant County Counsel

Planning Director: Mr. David DeGrazia, Deputy Director, Current Planning

Forester and Fire Warden: Mr. Juan Padilla, Supervising Fire Prevention Engineer

LAND ACKNOWLEDGMENT STATEMENT

1. The Land Acknowledgment Statement was led by Commissioner Duarte-White representing the First Supervisorial District.

The County of Los Angeles recognizes that we occupy land originally and still inhabited and cared for by the Tongva, Tataviam, Serrano, Kizh, and Chumash Peoples. We honor and pay respect to their elders and descendants -- past, present, and emerging -- as they continue their stewardship of these lands and waters. We acknowledge that settler colonization resulted in land seizure, disease, subjugation, slavery, relocation, broken promises, genocide, and multigenerational trauma. This acknowledgment demonstrates our responsibility and commitment to truth, healing, and reconciliation and to elevating the stories, culture, and community of the original inhabitants of Los Angeles County. We are grateful to have the opportunity to live and work on these ancestral lands. We are dedicated to growing and sustaining relationships with Native peoples and local tribal governments, including (in no particular order) the: Fernandefio Tataviam Band of Mission Indians, Gabrielino Tongva Indians of California Tribal Council, Gabrieleno/Tongva San Gabriel Band of Mission Indians, Gabrieleño Band of Mission Indians - Kizh Nation, San Manuel Band of Mission Indians, San Fernando Band of Mission Indians. To learn more about the First Peoples of Los Angeles County, please visit the Los Angeles City/County Native American Indian Commission website at Los Angeles City/County Native American Indian Commission – government organization (lacounty.gov).

PLEDGE OF ALLEGIANCE

2. The Pledge of Allegiance was led by Commissioner O'Connor representing the Third Supervisorial District

APPROVAL OF AGENDA

3. Motion/seconded by Commissioners Moon/O'Connor – That the agenda for April 5, 2023 be approved.

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

COUNTY COUNSEL REPORT

4. 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 agenda 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 agenda item may result in the loss of the right to 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

5. [INSERT INFORMATION HERE]

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 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

PUBLIC HEARING

PUBLIC COMMENT

CONTINUATION OF REPORTS

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 10:14 a.m. to Wednesday, June 7, 2023.

Elida Luna, Commission Secretary

ATTEST

APPROVE

Michael R. Hastings, Chair

Mitch Glaser, Assistant Administrator
Current Planning Division

If oral language interpretation for non-English speaking persons is desired or if a special accommodation is desired pursuant to the Americans with Disabilities Act, please make your request by phone or email to the Secretary of the Regional Planning Commission at (213) 974- 6409 or info@planning.lacounty.gov 72 business hours prior to the meeting. Thank you.

Si desea una interpretación oral para personas que no hablan inglés o una adaptación especial conforme a la Ley Americanos con Discapacidades, por favor haga su solicitud por teléfono o correo electrónico a la Secretaría de la Comisión de Planificación Regional llamando al (213) 974-6409 o dirigiéndose a info@planning.lacounty.gov 72 horas hábiles antes de la reunión. Gracias.

비영어권 사람들을 위한 구두 통역을 원하거나 미국 장애인법에 따라 특별한 숙소를 원하는 경우 회의 시작 72시간 전에 지역 계획 위원회 장관에게 (213) 974-6409 또는 info@planning.lacounty.gov 로 전화 또는 이메일을 통해 요청하십시오. 감사합니다.

如果需要為非英語人士提供口語翻譯或根據美國殘疾人法案需要提供 特殊便利，請在會議前 72 個工作小時內通過電話或電子郵件向區域規劃委員會秘書提出請求，電話號碼為 (213) 974-6409，電郵地址為 info@planning.lacounty.gov。謝謝。