

AGENDA

Meeting Place: In Person: Hall of Administration Building at 500 W. Temple Street, Board of Supervisors Hearing Room 381-B, 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: April 17, 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, April 16, 2024, will be provided to the Regional Planning Commission. Written public comments submitted after 12 p.m. on Tuesday, April 16, 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://bit.ly/ZOOM-RPC> (Webinar ID: 858 6032 6429) 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://bit.ly/ZOOM-RPC> (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, April 16, 2024, will be transcribed and provided to the Regional Planning Commission. Verbal public comments submitted after 12 p.m. on Tuesday, April 16, 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

- 5(a)** Project No. PRJ2023-000966-(3) [23-592](#)
Administrative Coastal Development Permit No. RPPL2023002853
Planner: Jon Schneider
Applicant: Andrew Goertzen, Sunrun Installation Services, Inc.
24850 Piuma Road
Santa Monica Mountains Planning Area

To authorize the construction and maintenance of a roof-mounted solar array and appurtenant equipment and infrastructure in association with an existing single-family residence. This project is categorically exempt (Class 3 - New Construction or Conversion of Small Structures) pursuant to CEQA reporting requirements.

- 5(b)** Project No. PRJ2023-004315-(3) [23-689](#)
Administrative Coastal Development Permit No. RPPL2023006368
Planner: Jon Schneider
Applicant: Judson Birza
3020 Corral Canyon Road
Santa Monica Mountains Planning Area

To authorize the construction and maintenance of 32 roof-mounted solar modules and appurtenant equipment including junction boxes and associated wiring affixed to the existing single family residence in R-C-40 (Rural Coastal — Forty Acre Minimum Required Lot Area) Zone. This project is categorically exempt (Class 3 – New Construction or Conversion of Small Structures) pursuant to CEQA reporting requirements.

- 5(c)** Project No. PRJ2023-003447-(3) [23-691](#)
Administrative Coastal Development Permit No. RPPL2023005534
Planner: Jon Schneider
Applicant: Brando Figearo
975 Cold Canyon Road
Santa Monica Mountains Planning Area

To authorize the construction and maintenance of 26 roof-mounted solar modules and appurtenant equipment including junction boxes and

associated wiring affixed to the existing single-family residence in the R-C-20 (Rural Coastal—Twenty Acre Minimum Required Lot Area) Zone. This project is categorically exempt (Class 3 – New Construction or Conversion of Small Structures) pursuant to CEQA reporting requirements.

PART IV - MINUTES FOR APPROVAL

6. March 20, 2024
March 27, 2024

[24-053](#)

PART V - PUBLIC HEARINGS

7. (Continued from 02/07/24)
(Appeal of the Hearing Officer's Decision on August 1, 2023)
Project No. 2019-003407-(2)
Conditional Use Permit No. RPPL2019006012
Planner: Sean Donnelly
Applicant: Bodega Latina Corporation
8601 Hooper Avenue
Metro Planning Area

[23-711](#)

To authorize the continued sale of a full line of alcoholic beverages for off-site consumption with a Type 21 Alcoholic Beverage Control ("ABC") License at an existing supermarket in the C-3 (General Commercial) Zone. This project is categorically exempt (Class 1 – Existing Facilities) pursuant to CEQA reporting requirements.

8. Project No. PRJ2022-004416-(1)
Planner: Christina Nguyen
Applicant: Extera Public Schools
1059 South Gage Avenue
Metro Planning Area

[24-026](#)

a. Conditional Use Permit No. RPPL2022013731
To authorize a change of use from a church to a charter school for grades Transitional Kindergarten through 8th in the R-3 (Limited Density Multiple Residence) Zone. The applicant proposes to demolish an existing building and construct a new two-story 29,676-square-foot building with classrooms, offices, and an outdoor playground deck. The applicant also proposes to renovate an existing 6,993-square foot building to serve as accessory classrooms, administrative offices, a multi-purpose room, and a 2,265-square-foot outdoor lunch patio.

b. Environmental Assessment No. RPPL2023005113
To consider an MND with impacts to biological resources, cultural resources, geology and soils, hazards and hazardous materials, noise, and tribal cultural resources reduced to less than significant with

mitigation measures pursuant to CEQA reporting requirements.

9. (Staff Recommending Matter Be Taken Off Calendar)

[24-043](#)

Project No. PRJ2022-000557-(4)

Planner: Carl Nadela

Applicant: Marisela Garcia

7914 Broadway Avenue

Gateway Planning Area

a. General Plan Amendment No. RPPL2022001526

General Plan Amendment from H9 (Residential 9 – 0 to 9 Dwelling Units per Net Acre) to H50 (Residential 50 – 20-50 Dwelling Units per Net Acre).

b. Zone Change No. RPPL2022001527

Zone Change from R-1 (Single-Family Residence) to R-3 (Limited Density Multiple Residence) to allow for the development of a five-story, 60-unit apartment building.

c. Environmental Assessment No. RPPL2023003948

To consider an MND with impacts to aesthetics, noise, and tribal cultural resources, reduced to less than significant with mitigation measures pursuant to CEQA reporting requirements

PART VI - PUBLIC COMMENT

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

PART VII - CONTINUATION OF REPORTS

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

12. Commission/Counsel/Director Reports

12(a) Request to cancel the Wednesday, May 1, 2024, Wednesday, May 8, 2024, and Wednesday, May 15, 2024 regular meetings of the Regional Planning Commission.

[24-054](#)

PART VIII - ADJOURNMENT

ADJOURNMENT TO 9:00 A.M., WEDNESDAY, APRIL 24, 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>.

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.

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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。