

12-1126  
C03

TO CITY CLERK FOR PLACEMENT ON NEXT  
REGULAR COUNCIL AGENDA TO BE POSTED #57

MOTION For Tuesday, 7-31-12

JUL 24 2012

At its meeting of June 28, 2012 (date of letter of determination July 23, 2012) the South Valley Area Planning Commission acted to affirm the appeal and overturned the approval by the Zoning Administrator of a project for the construction, use and maintenance of an Eldercare Facility with no less than 75 percent of the floor area, exclusive of common areas, consisting of Assisted Living Care housing; as well as overturn the approval of a Site Plan Review for the construction, use and maintenance of an Eldercare Facility containing approximately 50,289 square feet with no less than 75 percent of the floor area, exclusive of common areas, consisting of Assisted Living Care at 6221 North Fallbrook Avenue, ZA-2011-2679-ELD-SPR-1A, CEQA: ENV-2011-2680-MND, (Item No. 4 on the Commission's Agenda for June 28, 2012).

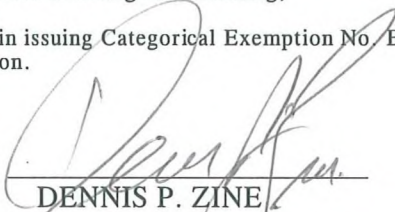
Immediate action is needed to assert jurisdiction over this matter in order to veto the Commission's action and to approve the actions / determinations of the Zoning Administrator. The last day for Council to assert jurisdiction is August 1, 2012.

I THEREFORE MOVE that pursuant to Section 245 of the Los Angeles City Charter (PROP 5) the City Council assert jurisdiction over the June 28, 2012 action (date of letter of determination July 23, 2012) of the South Valley Area Planning Commission affirming the appeal and overturning the approval by the Zoning Administrator of a project for the construction, use and maintenance of an Eldercare Facility with no less than 75 percent of the floor area, exclusive of common areas, consisting of Assisted Living Care housing; as well as overturning the approval of a Site Plan Review for the construction, use and maintenance of an Eldercare Facility containing approximately 50,289 square feet with no less than 75 percent of the floor area, exclusive of common areas, consisting of Assisted Living Care at 6221 North Fallbrook Avenue, ZA-2011-2679- ELD- SPR-1A, CEQA: ENV-2011-2680-MND, (Item No. 4 on the Commission's Agenda for June 28, 2012).

I FURTHER MOVE that upon assertion of jurisdiction, the Council adopt the following actions relative to the above referenced matter:

1. Deny the appeal.
2. Sustain the action of the Zoning Administrator in approving: 1) pursuant to the provisions of Section 14.3.1 of the Los Angeles Municipal Code, a Zoning Administrator's Determination granting the construction, use and maintenance of an Eldercare Facility with no less than 75 percent of the floor area, exclusive of common areas, consisting of Assisted Living Care housing; and 2) pursuant to the provisions of Section 16.05 of the Code, a Site Plan Review for the construction, use and maintenance of an Eldercare Facility containing approximately 50,289 square feet with no less than 75 percent of the floor area, exclusive of common areas, consisting of Assisted Living Care housing;
3. Adopt the Findings; and
4. Adopt the recommendation of the lead agency in issuing Categorical Exemption No. ENV 2011-2680-MND as the environmental clearance for this action.

PRESENTED BY:

  
DENNIS P. ZINE  
Councilman, 3<sup>rd</sup> District

SECONDED BY:



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