

BOARD OF
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COMMISSIONERS

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DEPARTMENT OF
BUILDING AND SAFETY
201 NORTH FIGUEROA STREET
LOS ANGELES, CA 90012

FRANK M. BUSH
GENERAL MANAGER
SUPERINTENDENT OF BUILDING

OSAMA YOUNAN, P.E.
EXECUTIVE OFFICER

AGENDA OF THE

BOARD OF BUILDING AND SAFETY COMMISSIONERS (BBSC)

201 NORTH FIGUEROA STREET - ROOM 900

TUESDAY, April 18, 2017 - MEETING NO. 8591

9:30 a.m.

GUIDELINES FOR TESTIMONY ON ALL SCHEDULED HEARINGS

Pursuant to the Board's Resolution No. 901-90, the Board must necessarily limit the speaking times of those presenting testimony on either side of an issue that is scheduled for a hearing before the Board of Building and Safety Commissioners. In all instances, equal time shall be allowed for presentation of pros and cons regarding the appeal. Specifically, a period, generally limited to two (2) minutes per speaker and ten (10) minutes per side, shall be allowed for all testimony on each side of an issue.

A copy of Board Resolution No. 901-90 may be obtained from the Commission Office, Room 1080, 201 North Figueroa Street, Los Angeles. For further information, call the Commission Office at (213) 482-0466.

Anyone desiring to speak and/or receive a copy of an action regarding a case included in this agenda must complete a speaker card and/or a sign-in sheet and submit it to the Board Secretary. Please do not disrupt proceedings once the meeting has commenced. All beepers and cell phones are to be turned off or otherwise set so as to not disturb the proceedings. It should be noted that the Board may take brief recesses during the meeting, including an approximate 20-minute break around the noon hour.

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.

Unless otherwise specified at the time of the vote, an action taken, consistent with the staff recommendation, shall be deemed to have been taken on the basis of, and to have adopted, the reasons, findings and conclusions set forth in the staff report as modified by staff at the hearing.

****NOTE: MEETINGS OF THE BBSC ARE RECORDED. RECORDINGS ARE KEPT FOR A PERIOD OF ONE YEAR.****

A. **PRESENTATION BY NEIGHBORHOOD COUNCIL REPRESENTATIVES ON ANY NEIGHBORHOOD COUNCIL RESOLUTION, OR COMMUNITY IMPACT STATEMENT FILED WITH THE CITY CLERK, WHICH RELATES TO ANY AGENDA ITEM LISTED OR BEING CONSIDERED ON THIS AGENDA.**

B. **PUBLIC HEARINGS** regarding **EXPORT-IMPORT** applications pursuant to Section 91.7006.7.5

1. **2451 AND 2453 WEST COLORADO BOULEVARD; BOARD FILE NO. 150077**
CD 14 (Councilmember J. Huizar); Northeast Los Angeles Planning Area

STAFF MEMBER: Krikor Manoukian
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Kurken Alyanakian

Consideration of Application to export 7,500 cubic yards of earth from the project site; and consideration of whether to accept under the California Environmental Quality Act (CEQA) the associated Mitigated Negative Declaration (MND) (ENV-2010-2687-MND) as modified by Addendum (ENV-2010-2687-MND-ADD) adopted by the Department of City Planning.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

2. **772 NORTH SARBONNE ROAD; BOARD FILE NO. 160078**
CD 5 (Councilmember P. Koretz); Bel-Air—Beverly Crest Planning Area

STAFF MEMBER: Dina Elkinawy
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Tony Russo

Consideration of Application to export 6,000 cubic yards of earth from the project site; and consideration whether the project is categorically exempt under Section 15332, Class 32, of the California Environmental Quality Act (CEQA) Guidelines; and Article III, Section I, Class 3, Category 1 of the City (CEQA) Guidelines.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

3. **9196 WEST THRASHER AVENUE; BOARD FILE NO. 160085**
CD 4 (Councilmember D. Ryu); Hollywood Planning Area

STAFF MEMBER: Krikor Manoukian
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Ashraf Hemmati

Consideration of Application to export 8,150 cubic yards of earth from the project site; and consideration whether the project is categorically exempt under Section 15332, Class 32, of the California Environmental Quality Act (CEQA) Guidelines; and Article III, Section 1, Class 3, Category 1 of the City (CEQA) Guidelines.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

4. **9016 WEST THRASHER AVENUE; BOARD FILE NO. 160112**
CD 4 (Councilmember D. Ryu); Hollywood Planning Area

STAFF MEMBER: Dina Elkinawy
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Tony Russo

Consideration of Application to export 5,400 cubic yards of earth from the project site; and consideration whether the project is categorically exempt under Section 15332, Class 32, of the California Environmental Quality Act (CEQA) Guidelines; and Article III, Section I, Class 3, Category 1 of the City (CEQA) Guidelines.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

5. **360 SOUTH MAPLETON DRIVE; BOARD FILE NO. 160116**
CD 5 (Councilmember P. Koretz); Westwood Planning Area

STAFF MEMBER: Dina Elkinawy
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Tony Russo

Consideration of Application to export 9,000 cubic yards of earth from the project site; and consideration whether the project is categorically exempt under Section 15332, Class 32, of the California Environmental Quality Act (CEQA) Guidelines; and Article III, Section I, Class 3, Category 1 of the City (CEQA) Guidelines.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

6. **900 SOUTH GAYLEY AVENUE; BOARD FILE NO. 160120**
CD 5 (Councilmember P. Koretz); Westwood Planning Area

STAFF MEMBER: Dina Elkinawy
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Chris J. Parker

Consideration of Application to export 17,127 cubic yards of earth from the project site; and consideration whether to accept under the California Environmental Quality Act (CEQA) the associated Mitigated Negative Declaration (MND) (ENV-2014-198-MND) adopted by the Department of City Planning.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

7. **14914 WEST CORONA DEL MAR; BOARD FILE NO. 160135**
CD 11 (Councilmember M. Bonin); Brentwood-Pacific Palisades Planning Area

STAFF MEMBER: Krikor Manoukian
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Tony Russo

Consideration of Application to export 5,000 cubic yards of earth from the project site; and consideration whether the project is categorically exempt under Section 15332, Class 32, of the California Environmental Quality Act (CEQA) Guidelines; Article III, Section I, Class 3, Category 1 of the City (CEQA) Guidelines; and Article III, Section I, Class 3, Category 6 of the City (CEQA) Guidelines.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

8. **14930 WEST CORONA DEL MAR; BOARD FILE NO. 160136**
CD 11 (Councilmember M. Bonin); Brentwood—Pacific Palisades Planning Area

STAFF MEMBER: Krikor Manoukian
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Tony Russo

Consideration of Application to export 5,000 cubic yards of earth from the project site; and consideration whether the project is categorically exempt under Section 15332, Class 32, of the California Environmental Quality Act (CEQA) Guidelines; Article III, Section I, Class 3, Category 1, and Article III, Section 1, Class 3, Category 6 of the City (CEQA) Guidelines.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

9. **1800 NORTH MARCHEETA PLACE; BOARD FILE NO. 160139**
CD 4 (Councilmember D. Ryu); Hollywood Planning Area

STAFF MEMBER: Krikor Manoukian
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Tony Russo

Consideration of Application to export 6,300 cubic yards of earth from the project site; and consideration whether the project is categorically exempt under Section 15332, Class 32, of the California Environmental Quality Act (CEQA) Guidelines; and Article III, Section I, Class 3, Category 1 of the City (CEQA) Guidelines.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

10. **1846 NORTH CHEROKEE AVENUE; BOARD FILE NO. 170006**
CD 13 (Councilmember M. O'Farrell); Hollywood Planning Area

STAFF MEMBER: Dina Elkinawy
BUREAU/DIVISION: Inspection/Grading

APPLICANT: Hamlet Zorahbians

Consideration of Application to export 5,930 cubic yards of earth from the project site; and consideration whether the project is categorically exempt under Section 15332, Class 32 of the Californian Environmental Quality Act (CEQA) Guidelines, and Article III, Section I, Class 4, Category 1 of the City (CEQA) Guidelines.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

11. **4247-4253 NORTH EAGLE ROCK BOULEVARD; BOARD FILE NO. 170013**
CD 14 (Councilmember J. Huizar); Northeast Los Angeles Planning Area

STAFF MEMBER: Krikor Manoukian
BUREAU/DIVISION: Inspection/Grading

APPLICANT: The Perch Project, LLC.

Consideration of Application to export 10,061 cubic yards of earth from the project site; and consideration whether the project is categorically exempt under Section 15332, Class 32, of the California Environmental Quality Act (CEQA) Guidelines.

ACTION BY THE BBSC IS APPEALABLE TO THE CITY COUNCIL WITHIN TEN DAYS PURSUANT TO SECTION 91.7006.7.5

- C. **PUBLIC HEARINGS** regarding appeals from determinations, orders or actions of the Department pertaining to the enforcement of specific ordinances, regulations or laws pursuant to the authority described in Section 98.0403.1(b) of the Los Angeles Municipal Code.

1. **10101 WEST ANGELO VIEW DRIVE; BOARD FILE NO. 170010**
CD 5 (Councilmember P. Koretz); Bel-Air—Beverly Crest Planning Area
Continued from March 21, 2017

STAFF MEMBER: Dina Elkinawy
BUREAU/DIVISION Permit and Engineering Bureau/ Plan Check

APPELLANT: Tim McOsker

REQUEST:

Determine that the Department of Building and Safety erred or abused its discretion by issuing Building Permit Nos. 14010-10000-03596, 14030-10000-07119, 14047-10000-01653, and 14020-10000-02928 under Plan Check No. B14LA15462 and by not revoking the permits that expired prior to the date of issuance on December 14, 2016.

ACTION BY THE BBSC IS NOT APPEALABLE.

D. PUBLIC HEARINGS

Proposed Ordinance amending Articles 1, 3, 4 and 5 of Chapter IX of the Los Angeles Municipal Code to fix technical and referencing errors discovered after adoption of the Tri-Annual Building Code amendment implemented by ordinances No. 184691 and 184692.

Board File 17.513

E. PUBLIC COMMENTS

Opportunity for members of the public to address the Board on items of interest to the public that are within the subject matter jurisdiction of the Board.

Note: The Board will limit the total time allocated for public testimony in accordance with its guidelines described on the first page of this agenda; will determine when that time shall be allotted during the meeting; will establish time limits for each speaker; and will specify time limits to be allocated on any one item. Anyone desiring to speak during the public comments period must complete the public comments questionnaire and submit it to the Board Secretary prior to the start of the meeting.

F. WRITTEN COMMUNICATIONS TO THE BOARD

Distribution of correspondence to the Board

G. REPORT FROM THE GENERAL MANAGER, EXECUTIVE OFFICER AND OTHER SENIOR MANAGERS

Briefing on the events of the preceding week and on the progress of the Department and other governmental agencies on matters of general concern of the Board

1. General
- H. **REPORT FROM THE BOARD SECRETARY**
1. General
- I. **REVIEW AND APPROVE MINUTES OF PREVIOUS BOARD MEETINGS**
1. March 7, 2017 (JGR)
 2. March 21, 2017 (VA)

MATTERS SCHEDULED FOR FUTURE MEETINGS

HELD IN ABEYANCE

- 07-21-15 **4317 WEST BEVERLY BOULEVARD** (Code Enforcement/Complaints & Referrals) – BF# 150020
- 03-01-16 **2457 NORTH ANGELO DRIVE** (Permit & Engineering/Grading) – BF# 150113
- 05-10-16 **1345 NORTH PASKENTA ROAD** (Permit & Engineering/Grading) – BF# 150127
- 07-12-16 **2521 NORTH NOTTINGHAM AVENUE** (Permit & Engineering/Grading) – BF# 150068
- 08-09-16 **2300 NORTH EL CONTENTO DRIVE** (Permit & Engineering /Grading) – BF# 160012
- 1-17-17 **3154 – 3160 WEST RIVERSIDE DRIVE** (Inspection/Grading) – BF# 160113

Commission Staff

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Agendas may be accessed through the City website at www.lacity.org “City Meetings and Agendas.”

The decisions of the Board are effective at the close of the meeting unless it is noted otherwise. The Board or the Superintendent may order a reconsideration of all or part of the case on its or his own motion, or on petition of any party. The power to order a reconsideration shall expire five days after the effective date of the decision (Section 98.0312 LAMC). If no action is taken on a petition within the time allowed for ordering reconsideration, the petition shall be deemed denied.

**AGENDA OF THE
BOARD OF BUILDING AND SAFETY COMMISSIONERS**

**MEETING NO. 8591
APRIL 18, 2017**

Pursuant to Section 245 of Article II of the Charter of the City of Los Angeles, actions taken by this Board become final at the expiration of the next five (5) meeting days of the City Council, during which the Council convenes in regular session, unless the City Council acts within that time by two-thirds vote to bring this action before it for consideration.

EXHAUSTION OF ADMINISTRATIVE REMEDIES - If you challenge a City action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Board at or prior to the public hearing. Any written correspondence delivered to the Board before the Board's final action on a matter will become a part of the administrative record.

The time in which a party may seek judicial review of this determination is governed by California Code of Civil Procedure Section 1094.6. This section provides that a petitioner may seek judicial review of the Board's decision pursuant to California Code of Civil Procedure Section 1094.5, only if the petition for writ of mandate is filed and served no later than the 90th day following the date on which the Board's decision becomes final.

City of Los Angeles Council Districts



LEGEND

Council District

- 1. Gilbert Cedillo (15.8 Sq Mi)
- 2. Paul Krekorian (25.0 Sq Mi)
- 3. Bob Blumenfeld (36.6 Sq Mi)
- 4. David Ryu (41.0 Sq Mi)
- 5. Paul Koretz (37.5 Sq Mi)
- 6. Nury Martinez (27.2 Sq Mi)
- 7. Vacant (54.1 Sq Mi)
- 8. Marqueece Harris-Dawson (16.0 Sq Mi)
- 9. Curren D. Price, Jr. (13.0 Sq Mi)
- 10. Herb J. Wesson, Jr. (14.5 Sq Mi)
- 11. Mike Bonin (63.8 Sq Mi)
- 12. Mitchell Englander (56.7 Sq Mi)
- 13. Mitch O'Farrell (13.6 Sq Mi)
- 14. Jose Huizar (24.2 Sq Mi)
- 15. Joe Buscino (32.1 Sq Mi)



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ENGINEERING

CITY OF LOS ANGELES

GARY LEE MOORE, P.E.
 CITY ENGINEER

