

# CITY OF LOS ANGELES

CALIFORNIA



ERIC GARCETTI  
MAYOR

HOLLY L. WOLCOTT  
Interim City Clerk

Office of the  
CITY CLERK

Council and Public Services  
Room 395, City Hall  
Los Angeles, CA 90012  
General Information - (213) 978-1133  
Fax: (213) 978-1040

SHANNON HOPPES  
Council and Public Services  
Division

[www.cityclerk.lacity.org](http://www.cityclerk.lacity.org)

When making inquiries relative to  
this matter, please refer to the  
Council File No.

April 18, 2014

To All Interested Parties:

The City Council adopted the action(s), as attached, under Council File No. 14-0267, at its meeting held April 9, 2014.



City Clerk  
wrq

TIME LIMIT FILES  
ORDINANCES

Mayor's Time Stamp  
OFFICE OF THE MAYOR  
RECEIVED  
2014 APR 11 PM 1:28  
CITY OF LOS ANGELES

RECEIVED  
CITY CLERK'S OFFICE  
City Clerk's Time Stamp  
2014 APR 11 PM 1:23  
CITY CLERK  
BY \_\_\_\_\_ DEPUTY

COUNCIL FILE NUMBER 14-0267 COUNCIL DISTRICT 14

COUNCIL APPROVAL DATE April 9, 2014 LAST DAY FOR MAYOR TO ACT APR 21 2014

ORDINANCE TYPE:  Ord of Intent  Zoning  Personnel  General

Improvement  LAMC  LAAC  CU or Var Appeals - CPC No. \_\_\_\_\_

SUBJECT MATTER: GENERAL PLAN AMENDMENT AND ZONE AND HEIGHT DISTRICT CHANGE FOR PROPERTY AT 1550 NORTH SAN PABLO STREET

	APPROVED	DISAPPROVED	BY
PLANNING COMMISSION	<u>X</u>	_____	CITY CLERK DEPUTY
DIRECTOR OF PLANNING	_____	_____	
CITY ATTORNEY	_____	_____	
CITY ADMINISTRATIVE OFFICER	_____	_____	
OTHER	_____	_____	

RECEIVED  
CITY CLERK'S OFFICE  
2014 APR 15 AM 6:32

DATE OF MAYOR APPROVAL, DEEMED APPROVED OR \*VETO APR 14 2014  
(\*VETOED ORDINANCES MUST BE ACCOMPANIED WITH OBJECTIONS IN WRITING PURSUANT TO CHARTER SEC. 250(b) (c))

**(CITY CLERK USE ONLY PLEASE DO NOT WRITE BELOW THIS LINE)**

DATE RECEIVED FROM MAYOR APR 15 2014 ORDINANCE NO. 182987 & 182988

DATE PUBLISHED \_\_\_\_\_ DATE POSTED APR 18 2014 EFFECTIVE DATE MAY 28 2014

ORD OF INTENT: HEARING DATE \_\_\_\_\_ ASSESSMENT CONFIRMATION \_\_\_\_\_

ORDINANCE FOR DISTRIBUTION: YES  NO

#23

4/9/14

File No. 14-0267

ADDENDUM TO ENVIRONMENTAL IMPACT REPORT, MITIGATION MONITORING PROGRAM, STATEMENT OF OVERRIDING CONSIDERATIONS, PLANNING AND LAND USE MANAGEMENT COMMITTEE REPORT, ORDINANCES FIRST CONSIDERATION and RESOLUTION relative to a General Plan Amendment and a zone and height district change for 1550 North San Pablo Street.

Recommendations for Council action, SUBJECT TO THE APPROVAL OF THE MAYOR:

1. ADOPT the Addendum to the certified Environmental Impact Report (EIR) (ENV-2004-1950-EIR), as provided in the environmental evaluation of the EIR.
2. ADOPT FINDINGS made pursuant to and in accordance with Section 21081 of the Public Resources Code and the Statement of Overriding Considerations prepared by the Department of City Planning.
3. ADOPT the FINDINGS made pursuant to and in accordance with Section 21081.6 of the California State Public Resources Code, the Mitigation Monitoring Program as the Findings of Council and ADOPT the Mitigation Monitoring Program.
4. ADOPT the FINDINGS of the Los Angeles City Planning Commission (LACPC) as the Findings of the Council.
5. ADOPT the accompanying RESOLUTION as recommended by the Mayor, the Director of Planning and the LACPC APPROVING the proposed General Plan Amendment to the Northeast Los Angeles Community Plan from Limited Industrial to General Commercial for the construction of a 178-unit graduate student housing building and childcare facility, for a total building area of 264,224 square feet on approximately 2.82 acre portion of the 7.7 acre site, for property located at 1550 North San Pablo Street.
6. PRESENT and ADOPT the accompany ORDINANCES, approved by the Director of Planning, effecting a zone and height district change from CM-1 and [T][Q]CM-1 to [T][Q]C2-2 for property at 1550 North San Pablo Street, subject to modified Conditions of Approval, attached to the Council file.
7. REMOVE (T) Tentative classification as described in detail on the sheet(s) attached to the Council file.
8. INSTRUCT the Department of City Planning to update the General Plan and appropriate maps pursuant to this action.
9. ADVISE the applicant of "Q" Qualified classification time limit as described in the Committee report.
10. ADVISE the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
11. ADVISE the applicant that, pursuant to State Fish and Game Code Section 711.4, a Fish and



Game Fee and/or Certificate of Fee Exemption is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination filing.

Fiscal Impact Statement: The LACPC reports that there is no General Fund impact, as administrative costs are recovered through fees.

Community Impact Statement: None submitted.

**TIME LIMIT FILE - MAY 13, 2014**

**(LAST DAY FOR COUNCIL ACTION - MAY 13, 2014)**

Summary:

At the public hearing held on March 25, 2014, the Planning and Land Use Management Committee considered a General Plan Amendment, zone and height district change for property located at 1550 North San Pablo Street. Staff from the Department of City Planning gave the Committee background information on the matter. Council District One requested an additional condition to the project.

After an opportunity for public comment, the Committee recommended that Council approve the recommendations contained in the reports from the Mayor, Director of Planning and the LACPC as well as the additional condition requested by Council District One. This matter is now submitted to Council for its consideration.

As indicated in Recommendation No. 9 and pursuant to Section 12.32-G 3 of the Los Angeles Municipal Code (LAMC), the applicant is hereby advised that:

". . . the Council may decide to impose a permanent "Q" Condition . . . identified on the zone change map by the symbol Q in brackets . . . There shall be no time limit on removal of the brackets around the [Q] Qualified designation nor on removal of the [T] Tentative designation. After the conditions of the permanent [Q] Qualified classification have been fulfilled, the brackets surrounding the Q symbol shall be removed."

Respectfully Submitted,

PLANNING AND LAND USE MANAGEMENT COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
HUIZAR:	YES
CEDILLO:	YES <i>— Gil Cedillo</i>
ENGLANDER:	ABSENT

*ORDS & Reso*

**ADOPTED**

APR 9 2014

**LOS ANGELES CITY COUNCIL**

EA/SG  
14-0267\_rpt\_plum\_3-25-14

**-NOT OFFICIAL UNTIL COUNCIL ACTS-**

RESOLUTION

**WHEREAS**, the applicant has requested in its application a Plan Amendment to change the land use designation of the property located at 1550 N. San Pablo Street from Limited Industrial to General Commercial, within the Northeast Los Angeles Community Plan; and

**WHEREAS**, the City Planning Commission approved the applicant's Plan Amendment request and recommended adoption by City Council of the Plan Amendment; and

**WHEREAS**, pursuant to the provisions of the Los Angeles City Charter, the Mayor and the City Planning Commission have transmitted their recommendations; and

**WHEREAS**, the requested General Plan Amendment is consistent with the intent and purpose of the Northeast Los Angeles Community Plan to designate land uses in an orderly and unified manner; and

**WHEREAS**, the subject request would provide for a more logical and uniform pattern of planned land use development that is compatible with surrounding land use designations of the General Plan; and

**WHEREAS**, the Plan Amendment and the Zone Change to [T][Q]C2-2 for the subject property will allow for the construction of a 178-unit graduate student housing building and childcare facility, consistent with the Community Plan and zoning of surrounding uses; and

**WHEREAS**, the subject project has prepared a certified Environmental Impact Report (ENV-2004-1950-EIR) and Addendum in accordance with the City's Guidelines for implementation of the California Environmental Quality Act (CEQA).

**NOW, THEREFORE, BE IT RESOLVED** that the Northeast Los Angeles Community Plan be amended as shown on the attached General Plan Amendment map.

I CERTIFY THAT THE FOREGOING  
RESOLUTION WAS ADOPTED BY THE  
COUNCIL OF THE CITY OF LOS ANGELES  
AT ITS MEETING OF APR 9 2014  
BY A MAJORITY OF ALL ITS MEMBERS.

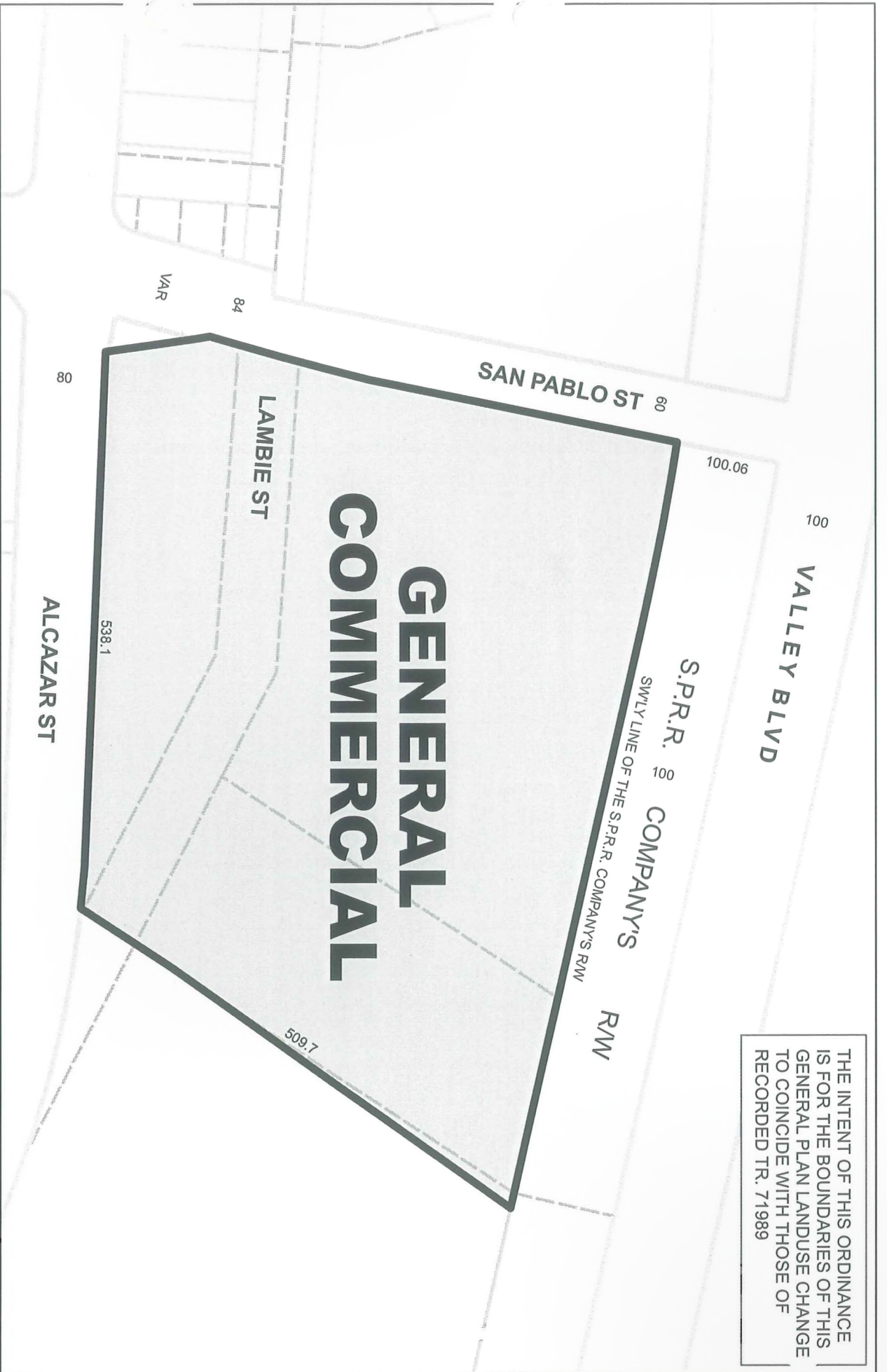


HOLLY L. WOLCOTT  
INTERIM CITY CLERK

BY Sharon Bruce  
DEPUTY



THE INTENT OF THIS ORDINANCE IS FOR THE BOUNDARIES OF THIS GENERAL PLAN LANDUSE CHANGE TO COINCIDE WITH THOSE OF RECORDED TR. 71989



C.M. 135 A 225, 135 A 227 CPC-2013-0007-GPA-ZC-SPR-ZAD

NORTHEAST LOS ANGELES



Data Sources: Department of City Planning, Bureau of Engineering

