

MASTER APPEAL FORM

City of Los Angeles – Department of City Planning

APPEAL TO THE: Dept of City Planning + CPC
(DIRECTOR, AREA PLANNING COMMISSION, CITY PLANNING COMMISSION, CITY COUNCIL)
REGARDING CASE #: 2A 2013-1577 (ZV) (ZAA) (CLQ)
PROJECT ADDRESS: 12361 + 12385 No San Fernando Rd
FINAL DATE TO APPEAL: 7-29-14

- TYPE OF APPEAL:
1. Appeal by Applicant
 2. Appeal by a person, other than the applicant, claiming to be aggrieved
 3. Appeal by applicant or aggrieved person from a determination made by the Department of Building and Safety

APPELLANT INFORMATION – Please print clearly

Name: Leah C Blöse

- Are you filing for yourself or on behalf of another party, organization or company?

Self Other: _____

Address: 13271 Herrick Ave

Sylmar Zip: 91342

Telephone: 818 367-0066 E-mail: RandomLeeme79@yahoo.com

- Are you filing to support the original applicant's position?

Yes No

REPRESENTATIVE INFORMATION

Name: _____

Address: _____

Zip: _____

Telephone: _____ E-mail: _____

This application is to be used for any appeals authorized by the Los Angeles Municipal Code for discretionary actions administered by the Department of City Planning.

ORIGINAL
FILE COPY

JUSTIFICATION/REASON FOR APPEALING – Please provide on separate sheet.

Are you appealing the entire decision or parts of it?

Entire

Part

Your justification/reason must state:

- The reasons for the appeal
- How you are aggrieved by the decision
- Specifically the points at issue
- Why you believe the decision-maker erred or abused their discretion

ADDITIONAL INFORMATION/REQUIREMENTS

- Eight (8) copies of the following documents are required (1 original and 7 duplicates):
 - Master Appeal Form
 - Justification/Reason for Appealing document
 - Original Determination Letter
- Original applicants must provide the original receipt required to calculate 85% filing fee.
- Original applicants must pay mailing fees to BTC and submit copy of receipt.
- Applicants filing per 12.26 K "Appeals from Building Department Determinations" are considered original applicants and must provide notice per 12.26 K 7.
- Appeals to the City Council from a determination on a Tentative Tract (TT or VTT) by the City (Area) Planning Commission must be filed within 10 days of the written determination of the Commission.
- A CEQA document can only be appealed if a non-elected decision-making body (i.e. ZA, APC, CPC, etc...) makes a determination for a project that is not further appealable.

"If a nonelected decision-making body of a local lead agency certifies an environmental impact report, approves a negative declaration or mitigated negative declaration, or determines that a project is not subject to this division, that certification, approval, or determination may be appealed to the agency's elected decision-making body, if any."
 --CA Public Resources Code § 21151 (c)

I certify that the statements contained in this application are complete and true:

Appellant Signature: Zeke Blase Date: 7/29/14

Planning Staff Use Only

Amount <u>\$106.80</u>	Reviewed and Accepted by <u>Anna M. Vidal / Ana M. Vidal</u>	Date <u>7/29/14</u>
Receipt No. <u>0201147091</u>	Deemed Complete by <u>Juanita / J. Vidal</u>	Date <u>7/29/14</u>

Determination Authority Notified

Original Receipt and BTC Receipt (if original applicant)

July 29, 2014

RE: Appeal for the property located at 12361 & 12385 North San Fernando Road

The changes for this project that have been allowed are completely unacceptable as they are everything this community does not want or need to happen.

The original project was wonderful, but that owner lost funding. And the new owner brought to the community an altered version with limitations and negotiated setbacks with additional parking requirements.

Now this new zone variance is allowing none on these pre-agreed upon items.

The neighbors to this project were extremely emphatic that vehicles not be allowed to enter and exit off of Berg Street and El Dorado Avenue.

This is commercial space and should actually be reserved for commercial use not residential use. The new tentative master plan makes this distinction.

Our community has been overrun with these small lot projects with bad parking and absolutely no common open space for each dwelling unit.

This project is not in the spirit of this community and should be returned to at least original approved plan.



Leah C. Blose

13271 Herrick Ave.

Sylmar, CA 91342

818 367-0066