

CATEGORICAL EXEMPTION and PLANNING AND LAND USE MANAGEMENT COMMITTEE REPORT relative to an appeal of conditions imposed to mitigate the adverse impacts on the surrounding community caused by the operation of the Adams Garden Inn, located at 4905 West Adams Boulevard.

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

1. FIND that this action is categorically exempt from California Environmental Quality Act pursuant to Section 15060, Class 21, Category 2 of the City's Environmental Guidelines.
2. ADOPT the FINDINGS of the Zoning Administrator as the Findings of the Council.
3. RESOLVE TO DENY THE APPEAL filed by Balubhai Patel, Balubhai Patel Trust (Law Offices of Frank Weiser, Representative) from the entire determination of the Zoning Administrator and thereby SUSTAIN the decision of the Zoning Administrator and impose conditions on the operation of the Adams Garden Inn, located at 4905 West Adams Boulevard, inasmuch as the business was found to be a nuisance and required modification of its operation to mitigate adverse impacts to the surrounding area.

Applicant: City of Los Angeles

Fiscal Impact Statement: None submitted by the Department of City Planning. Neither the City Administrative Officer nor the Chief Legislative Analyst has completed a financial analysis of this report.

Community Impact Statement: None submitted.

Summary:

At the public hearing held October 20, 2015, the Planning and Land Use Management Committee considered an appeal filed by Balubhai Patel from the Zoning Administrator's decision to impose conditions of operations at the Adams Garden Inn. The Zoning Administrator provided background information relative to this matter. Additional comments were provided by a Representative from Council District 10 and the Los Angeles Police Department. The Appellant and Representative also provided comments regarding the appeal. After an opportunity for public comment, the Committee recommended that Council deny the appeal regarding the Adams Garden Inn located at 4905 West Adams Boulevard. This matter is now forwarded to the Council for its consideration.

Respectfully Submitted,



PLANNING AND LAND USE MANAGEMENT COMMITTEE

<u>MEMBER:</u>	<u>VOTE:</u>
HUIZAR	ABSENT
HARRIS-DAWSON	YES
CEDILLO	YES
ENGLANDER	ABSENT
FUENTES	YES