

CITY OF LOS ANGELES
CALIFORNIA

BOARD OF
BUILDING AND SAFETY
COMMISSIONERS

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



VAN AMBATIELOS
PRESIDENT

E. FELICIA BRANNON
VICE PRESIDENT

JOSELYN GEAGA-ROSENTHAL
GEORGE HOVAGUIMIAN
JAVIER NUNEZ

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MAYOR

FRANK M. BUSH
GENERAL MANAGER
SUPERINTENDENT OF BUILDING

OSAMA YOUNAN, P.E.
EXECUTIVE OFFICER

February 1, 2017

BOARD FILE: 160127
C.D.: 5

Behrooz Hagnazarzadeh
1906 Greenfield Avenue
Los Angeles, CA 90025

JOB ADDRESS: 1240 NORTH ANGELO DRIVE
TRACT: TR 6774

The Board of Building and Safety Commissioners, at its meeting of January 31, 2017, gave consideration to the application by Bruce Juliani to export 4,096 cubic yards of earth from the above-referenced property.

The Board took the following actions:

1. FIND that the project is Categorically Exempt under the California Environmental Quality Act pursuant to the notice of exemption prepared by the Department of City Planning.
2. APPROVE the application subject to all conditions specified in the Department's report dated January 24, 2017.

This action becomes effective and final when ten calendar days have elapsed from the date of the Board's action, unless an appeal is filed to the City Council pursuant to Section 91.7006.7.5 of the Los Angeles Municipal Code.


Van AmbatieLOS, President
BOARD OF BUILDING AND SAFETY COMMISSIONERS

Action By
the BOARD OF BUILDING AND SAFETY
COMMISSIONERS on

January 31, 2017

NOT VALID WITHOUT STAMP AND SIGNATURE

CJ:mct
160127.fal

c: Sr. Grading Inspector S. Valenzuela
Tom Stemnock, Planning Associates Inc.
Nancy S. Wolf, M.D., Psy. D, FAPA
Lawrence Wolf

Alan Cade
Shahram Vahdat
Bruce Juliani
Vladimir Elmandvich

CITY OF LOS ANGELES
CALIFORNIA

BOARD OF
BUILDING AND SAFETY
COMMISSIONERS

—
VAN AMBATIELOS
PRESIDENT

E. FELICIA BRANNON
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JOSELYN GEAGA-ROSENTHAL
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ERIC GARCETTI
MAYOR

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

January 24, 2017

BOARD FILE NO. 160127
C.D.: 5 (Councilmember P. Koretz)

Board of Building and Safety Commissioners
Room 1080, 201 North Figueroa Street

APPLICATION TO EXPORT 4,096 CUBIC YARDS OF EARTH

PROJECT LOCATION: 1240 NORTH ANGELO DRIVE

TRACT: TR 6774

BLOCK: NONE

LOT: FR 21 (ARB 14)

OWNER:

Behrooz Hagnazarzadeh
1906 Greenfield Avenue
Los Angeles, CA 90025

APPLICANT:

Bruce Juliani
1906 Greenfield Avenue
Los Angeles, CA 90025

The Department of Transportation (DOT) and the Department of Public Works (DPW) have reviewed the subject haul route application and have forwarded the following recommendations to be considered by the Board of Building and Safety Commissioners (Board) in order to protect the public health, safety and welfare.

CONDITIONS OF APPROVAL

Additions or modifications to the following conditions may be made on-site at the discretion of the Grading Inspector, if deemed necessary to protect the health, safety, and welfare of the general public along the haul route.

Failure to comply with any conditions specified in this report may void the Board's action. If the hauling operations are not in accordance with the Board's approval, The Department of Building and Safety (DBS) shall list the specific conditions in violation and shall notify the applicant that immediate compliance is required. If the violations are not corrected or if a second notice is issued by DBS for violations of any of the conditions upon which the approval was granted, said approval shall be void. Inasmuch as Board approval of the import-export operations is a condition precedent to issuing a grading permit in a "hillside" designated area, violation of this condition may result in the revocation of the grading permit issued in reliance of this approval.

A. PERMITS AND BONDS REQUIRED BY THE DEPARTMENT OF PUBLIC WORKS:

PERMIT FEE MUST BE PAID BEFORE THE DEPARTMENT OF BUILDING AND SAFETY WILL ISSUE A GRADING PERMIT.

1. Under the provisions of Section 62.201 of the Los Angeles Municipal Code, the following permit fee shall be required:
 - a) A total of 4,096 cubic yards of material moved 4.6 miles within the hillside area at a rate of \$0.29 per cubic yard per mile results in a fee of \$3,000.00.
2. The required permit fee shall be paid at the Street Services Investigation and Enforcement Division office, 1149 South Broadway, Suite 350, Los Angeles, California, 90015, telephone (213) 847-6000.
3. Under the provisions of Section 62.202 of the Los Angeles Municipal Code, a cash bond or surety bond in the amount of \$273,000.00 shall be required from the property owner to cover any road damage and any street cleaning costs resulting from the hauling activity.
4. Forms for the bond will be issued by Susan Sugay, Bond Processor, Bureau of Engineering Valley District Office, 6262 Van Nuys Boulevard, Suite 351, Van Nuys, CA 91401; telephone (818) 374-5082.

B. GENERAL CONDITIONS:

1. The owner or contractor shall keep the construction area sufficiently dampened to control dust caused by grading and hauling, and at all times shall provide reasonable control of dust caused by wind, at the sole discretion of the grading inspector.

2. Hauling and grading equipment shall be kept in good operating condition and muffled as required by law.
3. The Emergency Operations Division, Specialized Enforcement Section of the Los Angeles Police Department shall be notified at least 24 hours prior to the start of hauling, (213) 486-0777.
4. Loads shall be secured by trimming or watering or may be covered to prevent the spilling or blowing of the earth material. If the load, where it contacts the sides, front, and back of the truck cargo container area, remains six inches from the upper edge of the container area, and if the load does not extend, at its peak, above any part of the upper edge of the cargo container area, the load is not required to be covered, pursuant to California Vehicle Code Section 23114 (e) (4).
5. Trucks and loads are to be watered at the export site to prevent blowing dirt and are to be cleaned of loose earth at the export site to prevent spilling.
6. Streets shall be cleaned of spilled materials during grading and hauling, and at the termination of each workday.
7. The owner/contractor shall be in conformance with the State of California, Department of Transportation policy regarding movements of reducible loads.
8. The owner/contractor shall comply with all regulations set forth by the State of California Department of Motor Vehicles pertaining to the hauling of earth.
9. A copy of the approval letter from the City, the approved haul route and the approved grading plans shall be available on the job site at all times.
10. The owner/contractor shall notify the Street Services Investigation and Enforcement Division, (213) 847-6000, at least 72 hours prior to the beginning of hauling operations and shall also notify the Division immediately upon completion of hauling operations. Any change to the prescribed routes, staging and/or hours of operation must be approved by the concerned governmental agencies. Contact the Street Services Investigation and Enforcement Division prior to effecting any change.
11. No person shall perform any grading within areas designated "hillside" unless a copy of the permit is in the possession of a responsible person and available at the site for display upon request.
12. A copy of this report, the approval letter from the Board and the approved grading plans shall be available on the job site at all times. A request to modify or change the approved routes must be approved by the Board of Building and Safety Commissioners before the change takes place.

13. The grading permit for the project shall be obtained within twelve months from the date of action of the Board. If the grading permit is not obtained within the specified time, re-application for a public hearing through the Grading Division will be required.
14. A log noting the dates of hauling and the number of trips (i.e. trucks) per day shall be available on the job site at all times.
15. All hauling vehicles must prominently display a unique placard identifying the project address on the vehicle or in the front windshield.
16. Hauling vehicles shall not stage on any streets adjacent to the project, unless specifically approved as a special condition in this report.
17. Hauling vehicles shall be spaced so as to discourage a convoy affect.
18. This approval pertains only to the City of Los Angeles streets. Those segments of the haul route outside the jurisdiction of the City of Los Angeles may be subject to permit requirements and to the approval of other municipal or governmental agencies and appropriate clearances or permits is the responsibility of the contractor.
19. **A copy of the first page of this approval and all Conditions and/or any subsequent appeal of this approval and its resultant Conditions and/or letters of clarification shall be printed on the building plans submitted to the City's Development Services Center and the Department of Building and Safety for purposes of having a building permit issued.**
20. **INDEMNIFICATION AND REIMBURSEMENT OF LITIGATION COSTS.**

Owner shall do all of the following:

- (i) **Defend, indemnify and hold harmless the City from any and all actions against the City relating to or arising out of the City's processing and approval of this entitlement, including but not limited to, an action to attack, challenge, set aside, void, or otherwise modify or annul the approval of the entitlement, the environmental review of the entitlement, or the approval of subsequent permit decisions, or to claim personal property damage, including from inverse condemnation or any other constitutional claim.**
- (ii) **Reimburse the City for any and all costs incurred in defense of an action related to or arising out of the City's processing and approval of the entitlement, including but not limited to payment of all court costs and attorney's fees, costs of any judgments or awards against the City (including an award of attorney's fees), damages, and/or settlement costs.**

- (iii) **Submit an initial deposit for the City's litigation costs to the City within 10 days' notice of the City tendering defense to the owner and requesting a deposit. The initial deposit shall be in an amount set by the City Attorney's Office, in its sole discretion, based on the nature and scope of action, but in no event shall the initial deposit be less than \$25,000. The City's failure to notice or collect the deposit does not relieve the owner from responsibility to reimburse the City pursuant to the requirement in paragraph (iii).**
- (iv) **Submit supplemental deposits upon notice by the City. Supplemental deposits may be required in an increased amount from the initial deposit if found necessary by the City to protect the City's interests. The City's failure to notice or collect the deposit does not relieve the owner from responsibility to reimburse the City pursuant to the requirement in paragraph (ii).**
- (v) **If the City determines it necessary to protect the City's interest, execute an indemnity and reimbursement agreement with the City under terms consistent with the requirements of this condition.**

The City shall notify the owner within a reasonable period of time of its receipt of any action and the City shall cooperate in the defense. If the City fails to notify the owner of any claim, action, or proceeding in a reasonable time, or if the City fails to reasonably cooperate in the defense, the owner shall not thereafter be responsible to defend, indemnify or hold harmless the City.

The City shall have the sole right to choose its counsel, including the City Attorney's office or outside counsel. At its sole discretion, the City may participate at its own expense in the defense of any action, but such participation shall not relieve the owner of any obligation imposed by this condition. In the event the owner fails to comply with this condition, in whole or in part, the City may withdraw its defense of the action, void its approval of the entitlement, or take any other action. The City retains the right to make all decisions with respect to its representations in any legal proceeding, including its inherent right to abandon or settle litigation.

For purposes of this condition, the following definitions apply:

"City" shall be defined to include the City, its agents, officers, boards, commissions, committees, employees, and volunteers.

"Action" shall be defined to include suits, proceedings (including those held under alternative dispute resolution procedures), claims, or lawsuits. Actions includes actions, as defined herein, alleging failure to comply with any federal, state or local law.

Nothing in the definitions included in this paragraph are intended to limit the rights of the City or the obligations of the owner otherwise created by this condition.

C. SPECIFIC CONDITIONS

An authorized Public Officer may make additions to, or modifications of, the following conditions if necessary to protect the health, safety, and welfare of the general public.

1. The hauling operations are restricted to the hours between 9:00 a.m. and 3:00 p.m. on Mondays through Fridays. No hauling is allowed on Saturdays, Sundays or City Holidays. Haul vehicles may not arrive at the site before the designated start time.
2. Hauling of earth shall be completed within the maximum time limit of 55 hauling days.
3. Staging is allowed on site only.
4. The approved haul vehicles are 10 wheeler dump trucks.
5. Total amount of dirt to be hauled shall not exceed 4,096 cubic yards.
6. "Truck Crossing" warning signs shall be placed 300 feet in advance of the exit in each direction. One additional truck crossing sign shall be located on the west side of Benedict Canyon Drive, north of the intersection of Benedict Canyon Drive and Hillgrove Drive.
7. A minimum of three flag attendants, each with two-way radios, will be required during hauling hours to assist with staging and getting trucks in and out of the project area. One flag attendant will be placed at the following locations:
 - A. The entrance of the project site.
 - B. The intersection of Angelo Drive and Hillgrove Drive.
 - C. The intersection of Hillgrove Drive and Benedict Canyon Drive.

Additional flag attendants may be required by the LADBS Inspector, LADOT, or BOSS to mitigate a hazardous situation (e.g. blind curves, uncontrolled intersections, narrow portions of roads or where obstacles are present). Flag attendants and warning signs shall be in compliance with Part II of the latest Edition of "Work Area Traffic Control Handbook."

8. The City of Los Angeles, Department of Transportation, telephone (213) 485-2298, shall be notified 72 hours prior to beginning operations in order to have temporary "No Parking" signs posted along streets of the haul route, if necessary.

9. The recommended route is as follows:

LOADED TRUCKS:

Exit project site eastbound on Angelo Drive, turn left (east) on Hillgrove Drive, right (south) on Benedict Canyon Drive, right (west) on Sunset Boulevard, right (west) on Sepulveda Way, right (north) on Sepulveda Boulevard, enter northbound I-405 Freeway at Moraga Drive, and continue to the disposal site outside the City limits.

EMPTY TRUCKS:

From the disposal site, travel southbound I-405 Freeway, exit onto Sunset Boulevard off ramp, turn left (south) on Church Lane, left (east) on Sunset Boulevard, left (north) on Benedict Canyon Drive, left (west) on Hillgrove Drive, right (north) on Angelo Drive and continue to the project site.

10. Only one hauling truck, associated with this project address, shall be allowed on Angelo Drive, Hillgrove Drive and Benedict Canyon Drive at any time.
11. Prior to hauling, the applicant shall provide the following information to Los Angeles Fire Department Station #37 located at 1090 Veteran Avenue, Los Angeles, CA 90024; telephone (310) 575-8537:
- A. Contact information for the construction superintendent or contractor.
 - B. A copy of this approved staff report.
 - C. A map clearly illustrating the approved hauling route and involved street names.
 - D. The approved hauling hours.
 - E. The estimated completion date of hauling.
12. The applicant shall provide a staked sign at the site containing the contact information for the Senior Street Services Investigator (Department of Public Works), the Senior Grading Inspector (LADBS) and the hauling or general contractor. The letters shall be a minimum of 3 inches in height.
13. A Registered Deputy Grading Inspector shall notify the LADBS haul route monitoring inspector at least 48 hours prior to the beginning of hauling operations, and shall continuously inspect and accurately log the dates and hours of hauling, the number of daily truck trips, the material in each loaded truck (i.e. soil or demolition material), and the approved haul route.

D. ENVIRONMENTAL CONDITIONS

The Department of City Planning has analyzed this project and determined that it qualifies for a Categorical Exemption pursuant to section 15332 of the State California Environmental Quality Act (CEQA) Guidelines under Class 32, and Article III, Section 1, Class 3, Category 1 of the City CEQA Guidelines (Case No. ENV-2016-3348-CE). If you concur with the Department of City Planning's exemption analysis, you can comply with your obligations under CEQA by determining that the project is exempt for the reasons outlined in the Notice of Exemption prepared by City Planning.

E. MANDATORY FINDINGS AND RECOMMENDED ACTIONS

1. FIND that the project is categorically exempt under CEQA pursuant to the Notice of Exemptions prepared by the Department of City Planning and submitted herewith.

CODE:

SEC. 91.7006. CONDITIONS PRECEDENT TO ISSUING A GRADING PERMIT.

Section 91.7006.7. Limitation of Export and Import

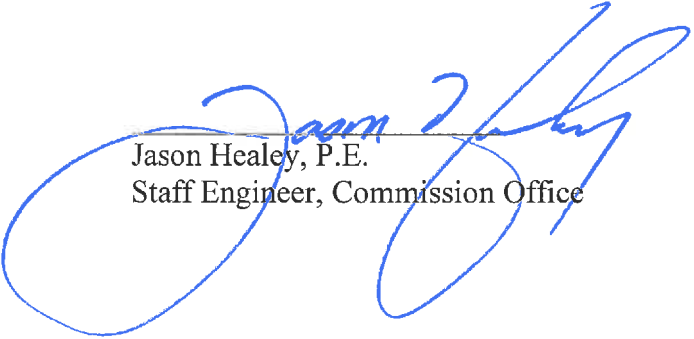
5. At the public hearing, the Board of Building and Safety Commissioners shall consider the views of the applicant and all other affected persons. The board shall then grant or conditionally grant approval of export and import operations or, in the event it determines that the grading activity, including the hauling operation, will endanger the public health, safety and welfare, it shall deny the request. Where conditions of the permit are recommended by the Department of Public Works, including the condition that a bond be posted pursuant to Section 62.202 of the Los Angeles Municipal Code, such conditions shall be made a part of any permit which may be issued. The decision of the board shall not be effective until 10 calendar days have elapsed from the date of the board's decision.

6. Any affected person, including the applicant, who is dissatisfied with the decision of the board, may appeal the board decision within 10 days to the City Council by filing an appeal with the city clerk on forms which the city clerk provides. The City Council shall hear and make its determination on the appeal not later than the 30th day after the appeal has been filed. The decision of the City Council on the matter shall be final. If the City Council fails to act on any appeal within the time limit specified in this section, the action of the board on the matter shall be final.

FRANK BUSH
General Manager

Action By
the BOARD OF BUILDING AND SAFETY
COMMISSIONERS on

January 31, 2017



Jason Healey, P.E.
Staff Engineer, Commission Office

BF #: 160127

CITY OF LOS ANGELES
INTER-DEPARTMENTAL CORRESPONDENCE

RECEIVED

5 - Western SR# 66579
1240 N. Angelo Dr. 2016 SEP 20 AM 9:18

Date: September 20, 2016

To: Cora Johnson, Board Secretary
Building and Safety Commission Office
201 N. Figueroa Street, Room 1080, Stop 115

BUILDING & SAFETY
COMMISSION



From: Mohammad H. Blorfroshan, Senior Transportation Engineer
Western District, Department of Transportation

Subject: **HAUL ROUTE**
1240 NORTH ANGELO DRIVE
Board File No: ~~Not Assigned~~ BF #: 160127

This Department has reviewed the subject haul route. The following are recommended haul route conditions for this project:

LOADED TRUCK ROUTE: From the project site, south on Angelo Drive, east (left) on Hillgrove Drive, south (right) on Benedict Canyon Drive, west (right) on Sunset Boulevard, north (right) on Sepulveda Way, north (right) on Sepulveda Boulevard, enter onto I-405 North to the export site outside the City Limits.

EMPTY TRUCK ROUTE: From the export site outside the City Limits, south on I-405 Freeway, exit at Sunset Boulevard, south (left) on Church Lane, east (left) on Sunset Boulevard, north (left) on Benedict Canyon Drive, west (left) on Hilgrove Drive, north (right) on Angelo Drive to the project site.

HOURS OF OPERATION: Monday thru Friday: 9:00 AM to 3:00 PM. No hauling on weekends or Holidays.

STAGING: On Site. No staging is allowed on Angelo Drive. **Flagmen with radio control are required at the project site's entrance on Angelo Drive, and at Angelo Drive and Hillgrove Drive, and Hillgrove Drive and Benedict Canyon Drive intersections during the hauling operation.**

HAULING OPERATIONS: Hauling operations may be conducted on alternate major or secondary highway routes any day where freeway on-ramps or off-ramps, or other freeway ramps or streets listed on the approved haul route are closed, until the streets or freeway ramps are reopened to through traffic.

If you have any questions, please contact my office at (310) 575-8138.

cc: Joan Pelico, Shawn Bayliss, Faisal Alsseri, Gurmet Khara, Council District 5
Tom Caraballo, Timothy Walls, BSS, Investigation & Enforcement
Michel Claiborne-Thompson, Jason Healey, Christina Mills, Keaven Shaw, Edmond Lee,
Alexus Call, Grant Woods, Jeff Napier, Larry Galstian LADBS
Rudy Guevara, LADOT

BF #: 160127
CITY OF LOS ANGELES
INTER-DEPARTMENTAL CORRESPONDENCE

~~16084~~
This is
Not a
Permit

DATE: November 22, 2016

TO: Honorable Board of Building and Safety Commissioners
Attn: Cora Johnson, Acting Board Secretary
201 N. Figueroa Street, Room 1080
Mail Stop #115

FROM: Nazario Saucedo, Director, Bureau of Street Services
By: Gary Harris, Chief Street Services Investigator II *(Handwritten: New Park #)*
Street Services Investigation and Enforcement Division

SUBJECT: ORDINANCE NOS. 148,167 AND 159,016 – EXPORT OF EARTH
MATERIAL (HILLSIDE AREAS) – 1240 NORTH ANGELO DRIVE

RECEIVED
2016 NOV 29 AM 11:36
BUILDING & SAFETY
COMMISSION

I. FIELD MEETING/INSPECTION

- A. An inspection was made by Senior Street Services Investigator II, T. F. Walls, of the Street Services Investigation and Enforcement Division, on October 18, 2016.
- B. The applicant's request was forwarded to the following Departmental representatives, and their recommendations have been received:
 - 1. Mohammad H. Blorfroshan, Engineer, Department of Transportation
 - 2. Chi Ming Gong, Superintendent I, Bureau of Street Services
- C. The approved haul route is as follows:

Loaded:

- From the project site
- Turn south on Angelo Drive
- Turn east (left) on Hillgrove Drive
- Turn south (right) on Benedict Canyon Drive
- Turn west (right) on Sunset Boulevard
- Turn north (right) on Sepulveda Way
- Turn north (right) on Sepulveda Boulevard
- Enter onto I-405 Freeway North to the export site

Unloaded:

- From the export site
- Head south on I-405 Freeway
- Exit Sunset Boulevard
- Turn south (left) on Church Lane
- Turn east (left) on Sunset Boulevard
- Turn north (left) on Benedict Canyon Drive
- Turn west (left) on Hillgrove Drive
- Turn north (right) on Angelo Drive to the project site

Staging:

On site, no staging is allowed on Angelo Drive. Flagmen with radio control are required at the project site's entrance on Angelo Drive. Angelo Drive and Hillgrove Drive intersection and Hillgrove Drive and Benedict Canyon Drive intersections during the hauling operation.

NOTE: NO INTERFERENCE TO TRAFFIC; ACCESS TO DRIVEWAYS MUST BE MAINTAINED AT ALL TIMES.

II. REQUIRED PERMIT FEE AND BOND

PERMIT FEE MUST BE PAID BEFORE THE DEPARTMENT OF BUILDING AND SAFETY WILL ISSUE A GRADING PERMIT.

- A. Under the provisions of Section 62.201 of the Los Angeles Municipal Code, the following permit fee shall be required:
1. A total of 4,096 cubic yards of material moved 4.6 miles within the hillside at a rate of \$0.29 per cubic yard per mile would exceed the maximum chargeable under the Ordinance. Therefore, the maximum fee chargeable, \$3000.00 shall be due.
- B. The required permit fee shall be paid at the Street Services Investigation and Enforcement Division office, 1149 South Broadway, Suite 350, Los Angeles, CA 90015, telephone (213) 847-6000.
- C. Under the provisions of Section 62.202 of the Los Angeles Municipal Code, a cash bond or surety bond in the amount of \$273,000.00 shall be required from the property owner to cover any road damage and/or street cleaning costs resulting from the hauling activity.
- D. Forms for the bond will be issued by Susan Sugay, Bond Control, Bureau of Engineering Valley District Office, 6262 Van Nuys Boulevard, Suite 251, Van Nuys, CA 91401, telephone (818) 374-5082.

III. SPECIAL CONDITIONS

An authorized Public Officer may make additions to, or modifications of, the following conditions if necessary to protect the health, safety, and welfare of the general public.

1. The hauling operations are restricted to the hours between 9:00 a.m. and 3:00 p.m. on Mondays through Fridays. No hauling is permitted on Saturdays, Sundays and holidays.
2. The vehicles used for hauling shall be 10-Wheeler trucks.
3. All trucks are to be cleaned of loose earth at the export site to prevent spilling. The contractor shall remove any material spilled onto the public street.
4. All trucks are to be watered at the export site to prevent excessive blowing of dirt.
5. The applicant shall comply with the State of California, Department of Transportation policy regarding movement of reducible loads.
6. Total amount of dirt to be hauled shall not exceed 4,096 cubic yards.
7. "Truck Crossing" warning signs shall be placed 300 feet in advance of the exit in each direction.
8. Flagpersons shall be required at the job site to assist the trucks in and out of the project area. Flagpersons and warning signs shall be in compliance with Part II of the latest Edition of "Work Area Traffic Control Handbook."
9. The permittee shall comply with all regulations set forth by the State of California, Department of Motor Vehicles pertaining to the hauling of earth.
10. The City of Los Angeles, Department of Transportation, telephone (213) 485-2298, shall be notified 72 hours prior to beginning operations in order to have temporary "No Parking" signs posted along streets in haul route.
11. A copy of the approval letter from the City, the approved haul route and the approved grading plans shall be available on the job site at all times.
12. Any change to the prescribed routes, staging and/or hours of operation must be approved by the concerned governmental agencies. Contact the Street Services Investigation and Enforcement Division at (213) 847-6000 prior to effecting any change.

13. The permittee shall notify the Street Services Investigation and Enforcement Division at (213) 847-6000 at least 72 hours prior to the beginning of hauling operations and shall notify the Division immediately upon completion of hauling operations.
14. The application shall expire eighteen months after the date of the Board of Building and Safety Commission approval. The permit fee shall be paid to the Street Services Investigation and Enforcement Division prior to the commencement of hauling operations.

NS/GH/TW:ca

S:haul routes 1240 NORTH ANGELO DRIVE

cc: Bureau of Street Services
Chi Ming Gong, Superintendent I
East Valley Area
Mail Stop #550

Bureau of Engineering
Mati Laan, District Engineer
East Valley District Engineering Office
Mail Stop #496

Department of Transportation
Mohammad H. Blorfroshan, Senior Transportation Engineer
East Valley Traffic District
Mail Stop #769

Edmond Yew, District Engineer
Land Development Group
Mail Stop #901

Bureau of Street Services
T. F Walls, Senior Street Services Investigator II
1149 South Broadway, Suite 350
Los Angeles, CA 90015

Owner: Bruce Juliani
1906 Greenfield Avenue
Los Angeles, CA 90025
(213) 272-5159

Applicant: Bruce Juliani
1906 Greenfield Avenue
Los Angeles, CA 90025
(213) 272-5159

Contractor: Rivera Trucking
12951 Gladstone Avenue
Sylmar, CA 91342
(818) 652-1654

CITY OF LOS ANGELES
DEPARTMENT OF BUILDING AND SAFETY

BF#: 160127

REVISED
12/6/2016

ENVIRONMENTAL REVIEW QUESTIONNAIRE

JOB ADDRESS: 1240 N. ANGELO DR., LOS ANGELES, CA

Briefly describe the complete project and include the proposed amount of Import/Export of soil for hauling and the number of residential units, if applicable:

CONSTRUCTION OF ONE SINGLE FAMILY RESIDENCE WITH POOL. 4,096 CY OF EXPORT

DEPARTMENT OF CITY PLANNING OR PUBLIC WORKS USE ONLY:

The Department of City Planning has analyzed this project, which includes the import/export of soil and hauling, and pursuant to State and City Environmental Quality Act (CEQA) Guidelines, has determined it qualifies for a Categorical Exemption (CE) per the attached Notice of Exemption. (Case No. ENV-2016-3348-CE)

The Notice of Exemption references the following amount of import/export of soil to be hauled: 4,096 cubic yards
CLASS 3, CATEGORY 1 and CLASS 32.

The Department of City Planning or Public Works has analyzed this project, which includes the import/export of soil and hauling, and pursuant to State and City Environmental Quality Act (CEQA) Guidelines, has prepared or has had another agency prepare the ATTACHED Mitigated Negative Declaration (MND). (Case No. _____)

The circulation end date for the above mentioned MND is: _____

The MND references the following amount of import/export of soil to be hauled: _____ cubic yards

Mitigated measures for hauling are found on the following MND pages: _____

Check one of the following boxes:

- No Comments were received during the circulation period.
- Yes, Comments were received during the circulation period. These comments and written responses from the agency that prepared the MND are ATTACHED with the MND referenced above.

RECEIVED
2016 DEC -6 PM 11:55
BUILDING & SAFETY
COMMISSION

The Department of City Planning or Public Works has analyzed this project, which includes the import/export of soil and hauling, and pursuant to State and City Environmental Quality Act (CEQA) Guidelines, has prepared or has had another agency prepare the ATTACHED Environmental Impact Report (EIR). (Case No. _____)

The circulation end date for the above mentioned EIR: _____

The EIR references the following amount of import/export of soil to be hauled: _____ cubic yards

Mitigated measures for hauling are found on the following EIR pages: _____

Check one of the following boxes:

- No Comments were received during the circulation period.
- Yes, Comments were received during the circulation period. These comments and written responses from the agency that prepared the EIR are ATTACHED with the EIR referenced above.

Victor A. Vallejo

Victor A. Vallejo E.
Signature

12-5-16
Date

213-928-1453

Telephone Number

Print: Name of Planning/Public Works staff

BF#: 160127

COUNTY CLERK'S USE

CITY OF LOS ANGELES

CITY CLERK'S USE

OFFICE OF THE CITY CLERK
200 NORTH SPRING STREET, ROOM 360
LOS ANGELES, CALIFORNIA 90012

CALIFORNIA ENVIRONMENTAL QUALITY ACT

NOTICE OF EXEMPTION

(California Environmental Quality Act Section 15062)



REVISED

12/6/2016

Filing of this form is optional. If filed, the form shall be filed with the County Clerk, 12400 E. Imperial Highway, Norwalk, CA 90650, pursuant to Public Resources Code Section 21152 (b). Pursuant to Public Resources Code Section 21167 (d), the filing of this notice starts a 35-day statute of limitations on court challenges to the approval of the project. Failure to file this notice with the County Clerk results in the statute of limitations being extended to 180 days.

LEAD CITY AGENCY City of Los Angeles Department of City Planning	COUNCIL DISTRICT 5
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PROJECT TITLE HAUL ROUTE	LOG REFERENCE ENV 2016-3348-CE
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PROJECT LOCATION
1240 Angelo Drive, Los Angeles, CA. 90077

DESCRIPTION OF NATURE, PURPOSE, AND BENEFICIARIES OF PROJECT:
4,096 cubic yards of soil excavation from vacant land for a new 4,500 square foot single family dwelling and new pool.

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT, IF OTHER THAN LEAD CITY AGENCY:
Bruce Juliani

CONTACT PERSON Alan Cade	AREA CODE 818	TELEPHONE NUMBER 915-2801	EXT.
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EXEMPT STATUS: (Check One)

	STATE CEQA GUIDELINES	CITY CEQA GUIDELINES
MINISTERIAL	Sec. 15268	Art. II, Sec. 2b
DECLARED EMERGENCY	Sec. 15269	Art. II, Sec. 2a (1)
EMERGENCY PROJECT	Sec. 15269 (b) & (c)	Art. II, Sec. 2a (2) & (3)
<input checked="" type="checkbox"/> CATEGORICAL EXEMPTION	Sec. 15300 <i>et seq.</i>	Art. III, Sec. 1
Class <u>32</u> Category _____ (City CEQA Guidelines)		
OTHER	(See Public Resources Code Sec. 21080 (b) and set forth state and City guideline provision.	

RECEIVED
 2016 DEC -6 PM 12:45
 BUILDING & SAFETY
 COMMISSION

JUSTIFICATION FOR PROJECT EXEMPTION: The proposed project includes a new three story, 34 feet in height, 4,500 square foot single-family dwelling and new pool, and an application for a haul route for the export of 4,096 cubic yards of earth from vacant land. A project qualifies for a Class 32 Categorical Exemption if it is developed on an infill site and meets the conditions described in this section. The five (5) conditions which the project must meet in order to qualify for the Class 32 Categorical Exemption are as follows: (a) The project is consistent with the applicable general plan designation and all applicable general plan policies as well as with the applicable zoning designation and regulations; (b) The proposed development occurs within city limits on a project site of no more than five acres substantially surrounded by urban uses; (c) The project site has no value as habitat for endangered, rare or threatened species; (d) Approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality; and (e) The site can be adequately served by all required utilities and public services.

The site currently is vacant. The site is zoned RE15-1-H and has a General Plan Land Use Designation of Very Low II Residential. As a new single-family dwelling, the project is conformance with the General Plan and Zoning designation. The subject site is wholly within the City of Los Angeles, on site that is approximately 15,618 square feet. Lots adjacent to the subject site are developed with single-family dwellings. The site is not a wildland area, and is not inhabited by endangered, rare, or threatened species. One of five existing unprotected tree are proposed to be removed from the subject site. The project will be subject to Regulatory Compliance Measures (RCMs), which require compliance with the City of Los Angeles Noise Ordinance; pollutant discharge, dewatering, stormwater mitigations; and Best Management Practices for stormwater runoff. These RCMs will reduce any potential impacts on noise and water to less than significant. The project will also be governed by an approved haul route under City Code requirements, which will regulate the route hauling trucks will travel, and the times at which they may leave the site, thereby reducing any potential traffic impacts to less than significant. In addition, an Air Quality Study was prepared for the proposed project, and found that localized air quality impacts from the proposed project will be less than significant. The project site will be adequately served by all public utilities and services given that the construction of a new single-family dwelling will be on a site which has been previously developed with a single-family dwelling, therefore resulting in no increase in density or significant increase in population. Based on the facts herein, it can be found that the project meets the qualifications of the Class 32 Exemption.

IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT ISSUED BY THE CITY PLANNING DEPARTMENT STATING THAT THE DEPARTMENT HAS FOUND THE PROJECT TO BE EXEMPT.

SIGNATURE <i>Victor D. Vallejo E.</i>		TITLE City Planning Associate		DATE 12/5/16
FEE: \$2,736.00 (Accounts for deduction of publication fee)	RECEIPT NO. 0104628672	REC'D. BY <i>Victor D. Vallejo E.</i>	DATE 9/6/16	

DISTRIBUTION: (1) County Clerk, (2) City Clerk, (3) Agency Record
Rev. 11-1-03 Rev. 1-31-06 Word

IF FILED BY THE APPLICANT:

NAME (PRINTED)

SIGNATURE

DATE

BF#: 160127

COUNTY CLERK'S USE

CITY OF LOS ANGELES

CITY CLERK'S USE

OFFICE OF THE CITY CLERK
200 NORTH SPRING STREET, ROOM 360
LOS ANGELES, CALIFORNIA 90012

CALIFORNIA ENVIRONMENTAL QUALITY ACT

NOTICE OF EXEMPTION

(California Environmental Quality Act Section 15062)



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LEAD CITY AGENCY: **City of Los Angeles Department of City Planning** COUNCIL DISTRICT: **5**

PROJECT TITLE: **HAUL ROUTE** LOG REFERENCE: **ENV 2016-3348-CE**

PROJECT LOCATION: **1240 Angelo Drive, Los Angeles, CA. 90077**

DESCRIPTION OF NATURE, PURPOSE, AND BENEFICIARIES OF PROJECT: **4,096 cubic yards of soil excavation from vacant land for a new 4,500 square foot single family dwelling and new pool.**

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT, IF OTHER THAN LEAD CITY AGENCY: **Bruce Juliani**

CONTACT PERSON: **Alan Cade** AREA CODE: **818** TELEPHONE NUMBER: **915-2801** EXT.:

EXEMPT STATUS: (Check One)

	STATE CEQA GUIDELINES	CITY CEQA GUIDELINES
MINISTERIAL	Sec. 15268	Art. II, Sec. 2b
DECLARED EMERGENCY	Sec. 15269	Art. II, Sec. 2a (1)
EMERGENCY PROJECT	Sec. 15269 (b) & (c)	Art. II, Sec. 2a (2) & (3)
<input checked="" type="checkbox"/> CATEGORICAL EXEMPTION	Sec. 15300 <i>et seq.</i>	Art. III, Sec. 1
	Class <u>3</u> Category <u>1</u> (City CEQA Guidelines)	
OTHER	(See Public Resources Code Sec. 21080 (b) and set forth state and City guideline provision.)	

RECEIVED
2016 DEC -6 PM 12:55
BUILDING & SAFETY COMMISSION

JUSTIFICATION FOR PROJECT EXEMPTION: The project is for the construction of a new three story, 34 feet in height, 4,500 square foot single-family dwelling and new pool on vacant land, and an application for a haul route for the export of approximately 4,096 cubic yards of earth. As a single family home, this project qualifies for a Class 3 Category 1 Categorical Exemption.

There are six (6) exceptions to this Exemption which must be considered in order to find a project exempt under Class 3, Category 1: (a) Location; (b) Cumulative Impacts; (c) Significant Effect; (d) Scenic Highways; (e) Hazardous Waste Sites; and (f) Historical Resources.

Although the subject site is in a Hillside Area, Baseline Hillside Ordinance, Special Grading Area, and Very High Fire Hazard Severity area, and Landslide area, specific Regulatory Compliance Measures in the City of Los Angeles that regulate the grading and construction of projects in these particular types of "sensitive" locations and will reduce any potential impacts to less than significant. Regulatory Compliance Measures (RCMs) include the submittal of a Geology and Soils Report to the Department of Building and Safety, and the issuance of a Geology and Soils Report Approval Letter, which details conditions of approval which must be followed. In addition, the RCMs require that design and construction of the building must conform to the Uniform Building Code, California Building Code, and grading on site shall comply with the City's Landform Grading Manual, as approved by the Department of Building and Safety Grading Division. Other agencies include the Board of Public Works Urban Forestry Division, South Coast Air Quality Management District, Federal Migratory Bird Treaty Act, California Fish and Game Code, Clean Water Act, California Public Resources Code, State Health and Safety Code, Native American Heritage Commission, California Department of Conservation, Los Angeles Green Building Code, Los Angeles Fire Code, Los Angeles Regional Water Quality Board, Los Angeles Stormwater and Urban Runoff Pollution Control Regulations, Los Angeles Department of Water and Power, Noise Ordinance No. 161,574, and the California Integrated Solid Waste Management Act. These RCM's have been historically proven to work to the satisfaction of the City Engineer to reduce any impacts from the specific environment the project is located. Thus, the location of the project will not result in a significant impact based on its location. According to Navigate LA, within 500 feet of the subject site, there is one pending haul route application and one approved haul route permit in conjunction with the construction of a new home at each site. The project proposes to construct a single family dwelling, in an area zoned and designated for such development. All adjacent lots are developed with single family dwellings, and the subject site is of a similar size and slope to nearby properties. The size of the proposed project at 4,500 square feet is not unusual for the vicinity of the subject site, and is similar in scope to other existing homes in the area. Thus, there are no unusual circumstances which may lead to a significant effect on the environment. According to Appendix B of the City of Los Angeles Mobility Plan, the subject site is not designated as a scenic highway, nor are there any designated scenic highways located near the project site.

According to Envirostor, the State of California's database of Hazardous Waste Sites, neither the subject site, nor any site in the vicinity, is identified as a hazardous waste site. The project site has not been identified as a historic resource by local or state agencies, and the project site has not been determined to be eligible for listing in the National Register of Historic Places, California Register of Historical Resources, the Los Angeles Historic-Cultural Monuments Register, and/or any local register. In addition, the site was not found to be a potential historic resource based on the City's HistoricPlacesLA website or SurveyLA, the citywide survey of Los Angeles. Finally, the City does not choose to treat the site as a historic resource. Based on this, the project will not result in a substantial adverse change to the significance of a historic resource and this exception does not apply.

IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT ISSUED BY THE CITY PLANNING DEPARTMENT STATING THAT THE DEPARTMENT HAS FOUND THE PROJECT TO BE EXEMPT.

SIGNATURE <i>Victor A. Vallejo E.</i>		TITLE City Planning Associate		DATE 12/5/16
FEE: \$2,736.00 (Accounts for deduction of publication fee)	RECEIPT NO. 0104628672	REC'D. BY <i>Victor A. Vallejo E.</i>	DATE 9/6/16	

DISTRIBUTION: (1) County Clerk, (2) City Clerk, (3) Agency Record
Rev. 11-1-03 Rev. 1-31-06 Word

IF FILED BY THE APPLICANT:

NAME (PRINTED)

SIGNATURE

DATE

BOARD OF
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ERIC GARCETTI
MAYOR

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

FRANK BUSH
GENERAL MANAGER

OSAMA YOUNAN, P.E.
EXECUTIVE OFFICER

GEOLOGY AND SOILS REPORT APPROVAL LETTER

November 10, 2016

LOG # 92861-01
SOILS/GEOLOGY FILE - 2
LAN

Bruce Juliani
1906 Greenfield Avenue
Los Angeles, CA 90025

TRACT: 6774
LOT(S): FR 21 (Arb-14)
LOCATION: 1240 N. Angelo Drive

<u>CURRENT REFERENCE REPORT/LETTER(S)</u>	<u>REPORT No.</u>	<u>DATE(S) OF DOCUMENT</u>	<u>PREPARED BY</u>
Request for Modification	24652	11/01/2016	LADBS
Addendum Report	CYG-11-6071	11/03/2016	C.Y. Geotech, Inc.
"	"	10/18/2016	"
"	"	10/06/2016	"
"	"	09/25/2016	"

<u>PREVIOUS REFERENCE REPORT/LETTER(S)</u>	<u>REPORT No.</u>	<u>DATE(S) OF DOCUMENT</u>	<u>PREPARED BY</u>
Dept. Correction Letter	92861	05/18/2016	LADBS
Addendum Report	CYG-11-6071	04/16/2016	C.Y. Geotech, Inc.
3 rd Party Review	GH12428-E	03/29/2016	Grover-Hollingsworth
Addendum Report	CYG-11-6071	01/08/2016	CY Geotech, Inc.
Dept. Approval Letter	74463-02	01/30/2014	LADBS
Request for Modification	20989	01/30/2014	"
Geology/Soils Report	CYG-11-6071	12/31/2013	C.Y. Geotech, Inc.
Dept. Correction Letter	74463-01	05/21/2012	"
Geology/Soils Report	CYG-11-6071	03/06/2012	C.Y. Geotech, Inc.
Dept. Correction Letter	74463	08/30/2011	LADBS
Geology/Soils Report	CYG-11-6071	06/24/2011	C.Y. Geotech, Inc.

The current referenced reports that concern a proposed three-level residence with basement garage, swimming pool, retaining walls and driveway have been reviewed by the Grading Division of the Department of Building and Safety. The Department approved the previous reports for a similar project. Since the approval letter dated 01/30/2014 (Log #74463-02), the proposed project was revised. The current reports present another configuration of the project. The 09/25/2016 report

presents updated slope stability, including seismic analysis and provides updated soldier pile and retaining wall design parameters.

The consultants recommend to support the proposed structures on drilled-pile foundations bearing on competent bedrock.

The site is located in a designated seismically induced landslide hazard zone as shown on the "Seismic Hazard Zones" map issued by the State of California. The consultants recommends the use of soldier piles to bring the static and seismic slope stability factors of safety up to minimum Code standards. Therefore, the requirements of the City of Los Angeles Building Code, have been satisfied.

A Request of Modification (RFM) of Building Ordinances was approved by the Department dated 01/30/2014 (File # 20989) to allow the existing 1.5:1 (H:V) fill slope to remain as is on the eastern portion of the subject site, and to allow the existing fill to support the new building wall backfill to create the required building setback from the ascending slope. The consultants note that no new fill slopes are proposed for this project. Cut slopes in bedrock shall be no steeper than 1.5:1, as recommended by the consultants.

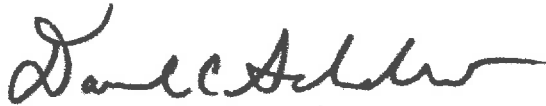
The new project design includes a over-steep slope above the entrance driveway retaining wall. A Request for Modification of Building Ordinances, dated 11/01/2016, file #24652, as been approved to allow this slope to remain as-is providing that the proposed wire-mesh netting and rock bolts are installed on the face of the slope.

The referenced reports are acceptable, provided the following conditions are complied with during site development:

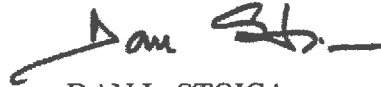
(Note: Numbers in parenthesis () refer to applicable sections of the 2014 City of LA Building Code. P/BC numbers refer the applicable Information Bulletin. Information Bulletins can be accessed on the internet at LADBS.ORG.)

1. All conditions of the above referenced Department approval letter dated 01/30/2014 (Log #74463-02) shall apply except as specifically modified herein.
2. Proposed soldier piles SP1 through SP25 shown on the "Grading Plan" included in the 09/25/2016 report, shall be designed as recommended on page 2 of the 09/25/2016, referenced report and page 1 of the 11/03/2016 referenced report.
3. Retaining walls shall be designed for the minimum lateral earth pressures specified on page 3 of the 09/25/2016 report. However, in the event that any proposed soldier piles are used also to support a retaining wall (refer to Figures A to D and summary tables on page 2 of the 09/25/2016 report), the wall shall be designed for the recommended lateral earth pressure for the retaining wall or for the recommended lateral earth pressure for the soldier pile, whichever is higher. All surcharge loads shall be incorporated into the design.
4. The rock bolt supported wire mesh shall be installed on the over-steepened slope above the driveway retaining wall according to the specifications recommended in the 10/18/2016 report.

5. The group effects reduction factors (requires by Code where the center-to-center spacing of deep foundation elements in the direction of lateral force is less than eight times the least horizontal dimension of an element) are included on page 1 of the referenced report dated 11/03/2016.



DANIEL C. SCHNEIDEREIT
Engineering Geologist II



DAN L. STOICA
Geotechnical Engineer I

DCS/DLS:dcs/dls
Log No. 92861-01
213-482-0480

cc: C.Y. Geotech, Inc., Project Consultant
WL District Office

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201 NORTH FIGUEROA STREET
LOS ANGELES, CA 90012

FRANK BUSH
GENERAL MANAGER

OSAMA YOUNAN, P.E.
EXECUTIVE OFFICER

GEOLOGY AND SOILS REPORT APPROVAL LETTER

November 29, 2016

LOG # 95799

SOILS/GEOLOGY FILE - 2

Bruce Juliani
1906 Greenfield Avenue
Los Angeles, CA 90025

TRACT: 6774
LOT(S): FR 21 (Arb-14)
LOCATION: 1240 N. Angelo Drive

<u>CURRENT REFERENCE</u> <u>REPORT/LETTER(S)</u>	<u>REPORT</u> <u>No.</u>	<u>DATE(S) OF</u> <u>DOCUMENT</u>	<u>PREPARED BY</u>
Addendum Report	CYG-11-6071	11/17/2016	CY Geotech. Inc.
Oversized Doc(s).	"	"	"

<u>PREVIOUS REFERENCE</u> <u>REPORT/LETTER(S)</u>	<u>REPORT</u> <u>No.</u>	<u>DATE(S) OF</u> <u>DOCUMENT</u>	<u>PREPARED BY</u>
Dept. Approval Letter	92861-01	11/10/2016	LADBS
Request for Modification	24652	11/01/2016	LADBS
Addendum Report	CYG-11-6071	11/03/2016	C.Y. Geotech, Inc.
"	"	10/18/2016	"
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Dept. Correction Letter	74463	08/30/2011	LADBS
Geology/Soils Report	CYG-11-6071	06/24/2011	C.Y. Geotech, Inc.

The current referenced reports that concern a proposed three-level residence with basement garage, swimming pool, retaining walls and driveway have been reviewed by the Grading Division of the Department of Building and Safety. The Department conditionally approved a previous revision

of the proposed development in a letter dated 11/10/2016, Log #92861-01. The current report presents analysis and revised recommendation for a minor change from the approved plan. The current plan contains an increase elevation of three feet for the level rear yard area. Rear yard retaining walls are revised accordingly. Design loads for the soldier piles have also been revised

The current referenced report is acceptable, provided the following conditions are complied with during site development:

(Note: Numbers in parenthesis () refer to applicable sections of the 2014 City of LA Building Code. P/BC numbers refer the applicable Information Bulletin. Information Bulletins can be accessed on the internet at LADBS.ORG.)

1. All conditions of the above referenced Department approval letter shall apply except as specifically modified herein.
2. The stabilizing soldier piles shall be design according to the parameters shown on the tables on pages 1 and 2 of the 11/17/2016 report.



DANIEL C. SCHNEIDEREIT
Engineering Geologist II



DAN L. STOICA
Geotechnical Engineer I

DCS/DLS:dcs/dls
Log No. 95799
213-482-0480

cc: CY Geotech. Inc., Project Consultant
WL District Office