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When making inquiries relative to
this matter, please refer to the
Council File No. **18-0659**

City of Los Angeles CALIFORNIA



ERIC GARCETTI
MAYOR

OFFICE OF THE
CITY CLERK

Council and Public Services Division
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PATRICE Y. LATTIMORE
ACTING DIVISION MANAGER

clerk.lacity.org

VTT-73056-SL-1A
Council District 13

July 20, 2018

NOTICE TO APPELLANT(S), APPLICANT(S) AND INTERESTED PARTIES

You are hereby notified that the Los Angeles City Council will hold a public hearing on **Tuesday, July 31, 2018** at approximately **10:00 AM** or soon thereafter in the John Ferraro Council Chamber, Room 340, City Hall, 200 North Spring Street, Los Angeles, CA 90012 (entrance on Main Street), to consider the following: Categorical Exemption (No. ENV-2014-4125-CE) from California Environmental Quality Act (CEQA) pursuant to State CEQA Statutes and Guidelines, Section 15332, Class 32 and CEQA Guidelines, Section 15300.2 and related CEQA findings; report from the Central Los Angeles Area Planning Commission (CLAAPC); and, an appeal filed by Doug Haines on behalf of the La Mirada Avenue Neighborhood Association and Virgil Village Neighborhood Association (Representative: Robert Silverstein, The Silverstein Law Firm) from the determination of the CLAAPC in approving Vesting Tentative Tract No. VTT-73056-SL-1A for the demolition of an existing duplex and subdivision of one 9,602 square foot lot into six small lots pursuant to the Small Lot Subdivision Ordinance, and the construction, use and maintenance of a three-story, single family dwelling with an attached two car garage on each of the six subdivided lots and one uncovered guest parking space, within Subarea A (Neighborhood Conservation) of the Vermont/Western Station Neighborhood Area Plan Specific Plan, for the properties located at 4321 and 4323 West Burns Avenue, subject to modified Conditions of Approval.

Applicant: Chris Schwanitz, Stradella Court, LLC
Representative: Matthew Hayden, Hayden Planning

If you are unable to appear at this meeting, you may submit your comments in writing. Written comments may be addressed to the City Clerk, Room 395, City Hall, 200 North Spring Street, Los Angeles, CA 90012. In addition, you may view the contents of Council file No. 18-0659 by visiting: <http://www.lacouncilfile.com>

Please be advised that the PLUM Committee reserves the right to continue this matter to a later date, subject to any time limit constraints.

Zina H. Cheng
Deputy City Clerk, Planning and Land Use Management Committee
clerk.plumcommittee@lacity.org

Note: If you challenge this proposed 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 City Clerk at, or prior to, the public hearing. Any written correspondence delivered to the City Clerk before the City Council's final action on a matter will become a part of the administrative record. The time in which you may seek judicial review of any final action by the City Council is limited by California Code of Civil Procedure Section 1094.6 which provides that an action pursuant to Code of Civil Procedure Section 1094.5 challenging the Council's action must be filed no later than the 90th day following the date on which the Council action becomes final.

Determination Letter:
VTT-73056-SL-1A

Mailing Date: June 19, 2018

Representative: Matthew Hayden
Hayden Planning
10008 West National Blvd., Unit 229
Los Angeles, CA 90034

Appellant: Doug Haines
La Mirada Ave. Neighborhood Assn.
P.O. Box 93596
Los Angeles, CA 90093

Appellant: George Abrahams
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Los Angeles, CA 90068

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Representative: Robert Silverstein
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Appellant: Edward Hunt
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East Hollywood Neighborhood Council
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Applicant: Chris Schwanitz
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Appellant: Carol Cetrone
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Appellant: Anne Hars
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