

To: The Council

Date: SEP 24 2018

From: Mayor

Council District: 6

Proposed General Plan Amendment and a Vesting Zone Change and
Height District Change for Property Located at
14201 West Paxton Street within the
Arleta – Pacoima Community Plan
(Case No. CPC-2016-4833-GPA-VZC-CU-SPR)

I herewith approve the City Planning Commission's action and
transmit this matter for your consideration.



ERIC GARCETTI
Mayor

**DEPARTMENT OF
CITY PLANNING**

CITY PLANNING COMMISSION

SAMANTHA MILLMAN
PRESIDENT

VAHID KHORSAND
VICE-PRESIDENT

DAVID H. J. AMBROZ
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ERIC GARCETTI
MAYOR

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September 14, 2018

The Honorable Eric Garcetti
Mayor, City of Los Angeles
City of Los Angeles
City Hall, Room 303
Los Angeles, California 90012

Dear Mayor Garcetti:

A PROPOSED GENERAL PLAN AMENDMENT AND A VESTING ZONE AND HEIGHT DISTRICT CHANGE ON THE PROPERTY LOCATED AT 14201 WEST PAXTON STREET WITHIN THE ARLETA – PACOIMA COMMUNITY PLAN

Pursuant to the provisions of Section 551, 555 and 558 of the City Charter, transmitted herewith is the August 26, 2018 action of the City Planning Commission approving a proposed General Plan Amendment to Arleta-Pacoima Community Plan to re-designate the subject property from Low Residential land uses to Neighborhood Commercial land uses and a concurrent Vesting Zone and Height Change from RA-1-O to (T)(Q)C2-1VL-O, in conjunction with the construction, use and maintenance of a 100,000 square-foot self-storage facility.

The proposed General Plan Amendment is submitted to you for your recommendation, which is to be forwarded to the City Council as specified by Section 11.5.6 of the Los Angeles Municipal Code. The Vesting Zone and Height District Change will be transmitted to you following the City Council's action.

The City Planning Commission, as evidenced by the attached Findings, has determined that the proposed land use designation will conform to the City's General Plan, will be compatible with adjacent land uses, and is appropriate for the site.

RECOMMENDATION

That the Mayor:

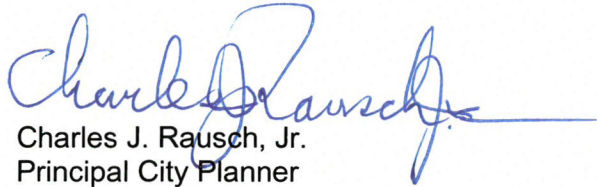
1. Concur in the attached Action of the City Planning Commission relative to its approval of the proposed General Plan Amendment for the subject property;
2. Recommend that the City Council Adopt the attached Findings of the City Planning Commission relative to the General Plan Amendment; and

The Honorable Eric Garcetti
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3. Recommend that the Council Adopt, by Resolution, the General Plan Amendment to the Arleta-Pacoima Community Plan, as shown in the attached exhibit.

Sincerely,

VINCENT P. BERTONI, AICP
Director of Planning



Charles J. Rausch, Jr.
Principal City Planner

VPB:CR:jt

Enclosures

1. Resolution;
2. City Council Package

**DEPARTMENT OF
CITY PLANNING**

CITY PLANNING COMMISSION

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September 14, 2018

The Honorable City Council
City of Los Angeles
200 N. Spring Street, Room 395
Los Angeles, CA 90012

Dear Honorable Councilmembers:

A PROPOSED GENERAL PLAN AMENDMENT AND A VESTING ZONE AND HEIGHT DISTRICT CHANGE ON THE PROPERTY LOCATED AT 14201 WEST PAXTON STREET WITHIN THE ARLETA – PACOIMA COMMUNITY PLAN

Pursuant to the provisions of Section 551, 555 and 558 of the City Charter, transmitted herewith is the August 23, 2018 action of the City Planning Commission approving a proposed General Plan Amendment to Arleta-Pacoima Community Plan to re-designate the subject property from Low Residential land uses to Neighborhood Commercial land uses and a concurrent Vesting Zone and Height Change from RA-1-O to (T)(Q)C2-1VL-O, in conjunction with the construction, use and maintenance of a 100,000 square-foot self-storage facility.

The City Planning Commission, as evidenced by the attached Findings, has determined that the proposed land use designation, and zone and height change will conform to the City's General Plan, will be compatible with adjacent land uses, and is appropriate for the site.

The proposed General Plan Amendment was submitted to the Mayor whose recommendation will be forwarded to you as specified by Section 11.5.6 of the Los Angeles Municipal Code.

RECOMMENDATION

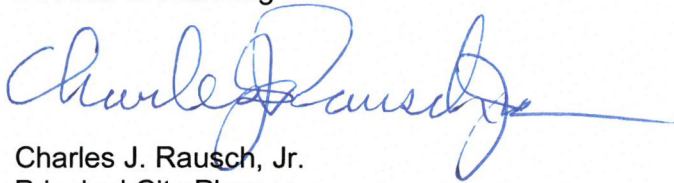
That the City Council:

1. Concur in the attached Action of the City Planning Commission relative to its approval of the proposed General Plan Amendment for the subject property;
2. Concur in the attached Action of the City Planning Commission relative to its approval of the recommended Vesting Zone and Height Change for the subject property, with the attached conditions of approval;

3. Adopt the attached Findings of the City Planning Commission as the Findings of the City Council;
4. Adopt, by Resolution, the proposed Plan Amendment to the Arleta-Pacoima Community Plan as set forth in the attached exhibit;
5. Adopt the Ordinance for the change of zones to (T)(Q)C2-1VL-O subject to the (T) Tentative Classification and (Q) Qualified Classification conditions as set forth in the attached exhibit; and
6. Find, based on the independent judgment of the decision-maker, after consideration of the whole of the administrative record, the project was assessed in Mitigated Negative Declaration Case No. ENV-2016-4835-MND; and pursuant to CEQA Guidelines, Sections 15162 and 15164, no subsequent EIR, negative declaration, or addendum is required for approval of the project.

Sincerely,

VINCENT P. BERTONI, AICP
Director of Planning

A handwritten signature in blue ink, appearing to read "Charles J. Rausch, Jr.", with a long horizontal flourish extending to the right.

Charles J. Rausch, Jr.
Principal City Planner

VPB:CR:jt

Enclosures

1. Resolution;
2. City Council Package