

CATEGORICAL EXEMPTION and PLANNING AND LAND USE MANAGEMENT COMMITTEE REPORT relative to a California Environmental Quality Act (CEQA) Appeal for the property located at 2465-2467 South Purdue Avenue.

Recommendations for Council action:

1. DETERMINE, based on the whole of the administrative record, that the project is exempt from the California Environmental Quality Act (CEQA), pursuant to State CEQA Guidelines, Section 15332, Article 19 (Class 32), and there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 15300.2 applies.
2. ADOPT the FINDINGS of the Los Angeles City Planning Commission (LACPC) as the Findings of Council.
3. RESOLVE TO DENY THE APPEALS filed by Kathryn Schorr, Jytte Springer, and Scott Van Opdorp, and THEREBY APPROVE the categorical exemption from CEQA pursuant to State CEQA Guidelines, Section 15332, Article 19 (Class 32), for the demolition of an existing four-unit residential building and the construction, use, and maintenance of a new five-story, approximately 56-foot high apartment building with 17 residential units, with the proposed building encompassing approximately 19,589 square feet of residential floor area, for the property located at 2465-2467 South Purdue Avenue, subject to Conditions of Approval.

Applicant/Representative: Michael Ghodsi, Franklin Views, LLC

Case No. DIR-2018-3411-TOC-1A

Environmental No. ENV-2018-3412-CE

Fiscal Impact Statement: The LACPC reports that there is no General Fund impact as administrative costs are recovered through fees.

Community Impact Statement: None submitted.

Summary:

At a regular meeting held on October 8, 2019, the Planning and Land Use Management Committee considered a LACPC report and CEQA Appeal relative to a project for the property located at 2465-2467 South Purdue Avenue. After providing an opportunity for public comment, and after statements from the Applicant and Appellant was made, the Committee recommended that Council deny the Appeals and approve the Categorical Exemption for the project. This matter is now forwarded to Council for its consideration.

Respectfully Submitted,

# PLANNING AND LAND USE MANAGEMENT COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
HARRIS-DAWSON	ABSENT
BLUMENFIELD	YES
PRICE	YES
CEDILLO	YES
LEE	YES

AC

**-NOT OFFICIAL UNTIL COUNCIL ACTS-**