

CATEGORICAL EXEMPTION and PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT relative to a Conditional Use Permit, Zoning Administrator's Determination, a Site Plan Review and Appeal file for the property located at 11047 - 11055 North De Soto Avenue.

Recommendations for Council action:

1. DETERMINE, that based on the whole of the administrative record, the Project is exempt from California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines, Article 19, Section 15314, Class 14 (Minor Additions to Schools), and that 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 GRANT THE APPEAL filed by Scot Munson from part of the determination of the LACPC and THEREBY AMEND Conditions of Approval for a Conditional Use Permit, a Zoning Administrator's determination, and a Site Plan Review for the expansion of bleacher seating at the Sierra Canyon School Athletic Field from 300 to 1,630 seats, a net increase of 1,330 seats; the Project would not result in any changes to the use of the existing Athletic Field as authorized by CPC-2008-3537-CU, which allows for up to seven varsity football home games per season (late August through early December), occurring between 7:00 p.m. and 10:00 p.m. on Friday evenings; maximum attendance would be a total of 1,680 players and spectators; the Project also includes a request to allow the sharing of 326 parking spaces for shared parking, using the 236 parking spaces at the Upper Campus and the 90 spaces at the Athletic Field, for the Athletic Field's sports events; no protected trees would be impacted as part of the Project; the Project proposes grading quantities in the amount of 1,075 cubic yards of cut, 180 cubic yards of fill, 300 cubic yards to be removed and recompacted, and 895 cubic yards of export and no increase in enrollment is proposed, for the property located at 11047 - 11055 North De Soto Avenue, subject to Conditions of Approval as modified by the PLUM Committee, attached to the Council file.

Applicant: James Skrumbis, Sierra Canyon School

Representative: Edgar Khalatian, Mayer Brown, LLP

Case No. CPC-2019-627-CU-ZAD-SPR-1A

Environmental No. ENV-2019-628-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 15, 2020, the PLUM Committee considered an appeal filed for the property located at 11047 - 11055 North De Soto Avenue. Staff from the Department of City Planning provided an overview of the matter. A Representative from Council District 12 provided comments in support of the appeal and offered an amendment for consideration to reinstate Condition No. 9 in the Conditions of Approval. After an opportunity for public comment, presentations from the applicant and appellant, the Committee recommended to grant the appeal filed by Scott Munson from part of the LACPC's determination thereby amending Conditions of Approval for a Conditional Use Permit, a Zoning Administrator's determination, and a Site Plan Review, and reinstating Condition No. 9, as modified by the PLUM Committee. This matter is now submitted to the Council for consideration.

Respectfully Submitted,

PLANNING AND LAND USE MANAGEMENT COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
HARRIS-DAWSON:	YES
BLUMENFIELD:	YES
PRICE, JR.:	YES
CEDILLO:	ABSENT
LEE:	YES

LC 10/15/20

-NOT OFFICIAL UNTIL COUNCIL ACTS-