



THE REGIONAL PLANNING COMMISSION

County of Los Angeles

AGENDA

Meeting Place: Room 150 Hall of Records
320 W. Temple Street
Los Angeles, California 90012

Meeting Date: April 8, 2015 - Wednesday

Time: 9:00 a.m.

PART I - PLEDGE OF ALLEGIANCE

1. Commission

NOTE:

Remote testimony will be available from
the DRP Antelope Valley Field Office:
335A East Avenue K-6
Lancaster, California, 93535

PART II - REPORTS

2. Approval of Agenda
3. County Counsel
4. Director/Deputy Director

PART III - PUBLIC HEARINGS

Community Studies – North Section

5. **(Continued from 03/18/15)**
Project No. R2014-01160-(1-5)
Applicant: Los Angeles County
Renewable Energy Ordinance

(Mr. Lee)

This Ordinance includes proposed amendments to Title 22 (Planning and Zoning Code) to establish provisions for solar and wind energy facilities in unincorporated Los Angeles County.

(Continued)

- Si no entiende este aviso o necesita mas informacion por favor llame este numero (213) 974-6466.
- If you require special accommodations or material in alternate format, please contact the ADA Coordinator, Office, at (213) 974-6488 (Voice) or (213) 617-2292 (TDD), with at least three business days notice.

*** Commission Office: (213) 974-6409 ***

The length of the Commission Agenda may necessitate that some items be heard in the afternoon after a lunch break.

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PART III - PUBLIC HEARINGS (Cont.)

Land Divisions

- (Continued from 02/18/15)**
6. Project No. R2013-02483-(5) (Ms. Pavlovic)
Kuei Yueh Hsu/Ramon Ronquillo
8828 Ardenale Avenue, San Gabriel
South Santa Anita Zoned – Temple City Zoned District
- a. Tentative Parcel Map No. PM072311
A minor land division request to create two single-family lots on 0.45 gross acres. The project site is zoned R-A (Residential-Agricultural – 5,000 Square Feet Minimum Required Lot Area) and located within the East Pasadena-San Gabriel CSD.
- b. Community Standards District (CSD) Modification No. 201300004
To authorize reduced lot width and street frontage for both lots from the required 60 feet to approximately 54 feet.
- c. Environmental Assessment No. 201300205
To consider a Negative Declaration as it has been determined that the project will not have a significant effect on the environment pursuant to CEQA reporting requirements.

Zoning Permits - East Section

7. Project No. R2006-02261-(1) (Mr. Mar)
Conditional Use Permit No. 200600209
Applicant: AXAR INC
15955 E. San Bernardino Rd., Covina
Irwindale Zoned District
- To authorize the sale of beer and wine for off-site consumption (Type 20 alcohol license) at an existing gas station mini-mart in the C-1 (Neighborhood Business) zone within the unincorporated community of East Irwindale. The project is categorically exempt Class 1 – Existing Facilities pursuant to CEQA reporting requirements.

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PART III - PUBLIC HEARINGS (Cont.)

Zoning Permits - North Section

8. Project No. R2013-03065-(5) (Ms. Siemers)
Applicant: Land Veritas Corp
No Address, adjacent to 13216 Johnson Road, Leona Valley
The Bouquet Canyon, Antelope Valley West, Leona Valley Zoned Districts
- a. Conditional Use Permit No. 201300160
To authorize more than 5,000 cubic yards of grading within the Elizabeth Lake and Lake Hughes CSD to create a land mitigation bank that would protect 4,229 acres of undeveloped land. The project includes 71,465 cubic yards of grading necessary to restore drainage channels to natural and historical conditions. The project is comprised of two properties, one located at Petersen Ranch and one located at Elizabeth Lake. The mitigation bank would be established in phases to meet the market demand for mitigation.
- b. Environmental Assessment No. 201300263
To consider a Negative Declaration as it has been determined that the project will not have a significant impact on the environment pursuant to CEQA reporting requirements.

PART IV - DISCUSSION AND POSSIBLE ACTION

LDCC/Site Plan Review

9. Project No. R2012-02436 to 02440 and (Mr. Silvas)
R2013-03620 to 03630-(3)
Environmental Assessment Case No. 201200258
Applicant: Vintage Pacific at Monte Nido, LLC
25700 block of Piuma Road
The Malibu Zoned District

An appeal of a Mitigated Negative Declaration adopted by the Director for development of up to 16 new single-family homes within Tract No. 38931 in unincorporated Monte Nido. 13 of the 16 new single-family homes were "approved in concept" by the Director pursuant to the previously adopted 1986 Malibu Land Use Plan, which has been replaced by the newly adopted 2014 Santa Monica Mountains Local Coastal Program.

PART V - PUBLIC COMMENT

10. Public comment pursuant to Section 54954.3 of the Government Code.

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PART VI - CONTINUATION OF REPORTS

11. Possible Call for Review of Decisions by Hearing Officer, pursuant to Section 22.60.200 of the Los Angeles County Code.
12. Commission/Counsel/Director Reports
To re-elect the Chair and Vice Chair 2015.

PART VII - ADJOURNMENT

ADJOURNMENT TO 9:00 A.M., WEDNESDAY, APRIL 22, 2015

GLOSSARY OF ENVIRONMENTAL TERMS:

CEQA – California Environmental Quality Act
EIR – Environmental Impact Report
MND – Mitigated Negative Declaration
ND – Negative Declaration
CE – Categorical Exemption

TIME LIMITS: The Commission has established time limits with respect to receipt of testimony regarding matters on this Agenda. Applicants will be allowed fifteen (15) minutes to present testimony in support of their application, with an additional ten (10) minutes for responses to issues raised by other witnesses. Other proponents and opponents will be limited to three (3) minutes per speaker. Responses to questions from the Commission will not be included in these time limitations. All speakers are urged to refrain from repeating testimony presented by others. The Chair may impose different time limits, depending upon the length of the agenda, the number of speakers wishing to give testimony and/or the complexity of an agenda item.

TIME LIMITS FOR APPEAL ITEMS: Appellant and applicant shall be provided equal time to present evidence. The Commission shall determine the time limit based on the complexity of the case and the length of the agenda. Time will also be allocated to the appellant for rebuttal.

WRITTEN TESTIMONY: Written testimony that is received prior to the public hearing will be made a part of the record and need not be read into the record.

PUBLIC HEARING CLOSING AND RE-OPENING: Public hearings that are closed during the course of the meeting may be re-opened by the Commission without notice at any time prior to adjournment of the meeting.

LOBBYIST REGISTRATION: Any person who seeks support or endorsement from the Regional Planning Commission on any official action may be subject to the provisions of Ordinance No. 93-0031, relating to lobbyists. Violation of the lobbyist ordinance may result in a fine and other penalties. FOR INFORMATION, CALL (213) 974-1093.

MEETING MATERIALS: The agenda package is available at the Department of Regional Planning ("Department"), 320 West Temple Street, 13th Floor, Los Angeles, California 90012, and may be accessible on the Department's website at <http://planning.lacounty.gov>. Any meeting-related writings or documents provided to a majority of the Regional Planning Commissioners after distribution of the agenda package, unless exempt from disclosure pursuant to California law, are available at the Department and are also available in the Commission hearing room on the day of the Commission meeting regarding that matter.

LIVE WEB STREAMING: The Department of Regional Planning broadcasts all regularly scheduled Regional Planning Commission Meetings on its website at <http://planning.lacounty.gov>.