



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Richard J. Bruckner
Director

October 4, 2012

TO: Alex Garcia, Hearing Officer

FROM: Dean Edwards, Senior Planner 
Zoning Permits North Section

SUBJECT: REQUEST FOR DENIAL DUE TO INACTIVITY
PROJECT NO. 86-350-(1)
CONDITIONAL USE PERMIT NO. 200800147
PARKING PERMIT NO. 200800005
HEARING DATE: October 16, 2012
AGENDA ITEM 9

The grants for Conditional Use Permit 86350 and Parking Permit 86350 to authorize a tannery with less than required parking terminated on March 17, 1997.

The subject property is located at 4010 Whiteside Street, within the M-2 (Heavy Manufacturing) zone, East Los Angeles Community Standards District and City Terrace Zoned District.

On March 8, 2008, Zoning Enforcement issued a Notice of Violation because the grants of Conditional Use Permit 86350 and Parking Permit 86350 terminated and the applicant had not submitted an application for renewal.

On September 17, 2008, the applicant, Harland M. Braun & Company requested a Conditional Use Permit and a Parking Permit to authorize the continued operation and maintenance of the tannery with less than required parking.

On September 24, 2008, Staff sent a letter to the applicant requesting additional materials.

On April 12, 2012, Staff sent a follow-up letter to the applicant requesting the materials by June 11, 2012.

On September 4, 2012, Staff informed the applicant of the public meeting date to deny the cases due to inactivity.

To date, the required land use map is outstanding. The applicant has not contacted Staff regarding the map.

Since the applicant failed to provide all the requested information and/or materials, there is insufficient information to process the request, pursuant to Section 22.56.060 (Denial For Lack Of Information) of the Los Angeles County Code.

Staff recommends that Conditional Use Permit Number 200800147 and Parking Permit Number 200800005 be denied due to inactivity.

SMT:DE:de

Attachments:

- Draft Findings
- Correspondence

**DRAFT FINDINGS AND ORDER OF THE HEARING OFFICER
COUNTY OF LOS ANGELES
PROJECT NO. 86-350-(1)
CONDITIONAL USE PERMIT NO. 200800147
PARKING PERMIT NO. 200800005**

1. **ENTITLEMENT(S) REQUESTED.** On September 17, 2008, the applicant, Harland M. Braun & Company requested a Conditional Use Permit and a Parking Permit to authorize the continued operation and maintenance of the tannery with less than required parking.
2. **PUBLIC MEETING DATE.** October 16, 2012
3. **PROCEEDINGS BEFORE THE HEARING OFFICER.** To be added after the public meeting.
4. The subject property is located at 4010 Whiteside Street, within the M-2 (Heavy Manufacturing) zone, East Los Angeles Community Standards District and City Terrace Zoned District.
5. The grants for Conditional Use Permit 86350 and Parking Permit 86350 to authorize a tannery with less than required parking terminated on March 17, 1997.
6. On March 8, 2008, Zoning Enforcement issued a Notice of Violation because the grants of Conditional Use Permit 86350 and Parking Permit 86350 terminated and the applicant had not submitted an application for renewal.
7. On September 24, 2008, Staff sent a letter to the applicant requesting additional materials.
8. On April 12, 2012, Staff sent a follow-up letter to the applicant requesting the materials by June 11, 2012.
9. On September 4, 2012, Staff informed the applicant and property owner of the public meeting date to deny the cases due to inactivity.
10. The requested land use map is outstanding. Neither the applicant nor the property owner contacted Staff regarding the land use map.

BASED ON THE FOREGOING, THE HEARING OFFICER CONCLUDES:

Since the applicant failed to provide all the requested information and/or materials, there is insufficient information to process the request, pursuant to Section 22.56.060 (Denial For Lack Of Information) of the Los Angeles County Code.

HEARING OFFICER ACTION

In view of the findings of fact and conclusions presented above, Conditional Use Permit Number 200800147 and Parking Permit Number 200800005 are **DENIED**.



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Bruce W. McClendon FAICP
Director of Planning

September 24, 2008

REQUEST FOR ADDITIONAL MATERIALS / INFORMATION

Harland M. Braun & Co.
4010 Whiteside St.
Los Angeles, Calif. 90063

PROJECT 86-350: CONDITIONAL USE PERMIT 200800147, PARKING PERMIT 200800005
PROJECT ADDRESS: 4010 WHITESIDE ST., UNINCORPORATED LOS ANGELES

Dear Applicant/Agent:

We have completed an initial review of your application. Additional information or materials are required for further evaluation.

1. Please provide the land use maps and vicinity maps (1" = 100' scale). See attached checklist.
- ✓ 2. Provide at least four color photographs of the site. Do not provide aerial photos.
- ✓ 3. Provide seven additional folded sets of the plans.

Please note that your case will not be assigned to a planner or scheduled for a public hearing until all requested materials are submitted and reviewed.

We request that you submit the requested materials within 60 days or your case may be scheduled before a Hearing Officer for denial pursuant to Sec. 22.56.060.

If you have any questions, please contact Phillip Estes or the "Planner of the Day" at (213) 974-6435 or e-mail at pestes@planning.lacounty.gov. Regional Planning offices are closed on Fridays.

Sincerely yours,

DEPARTMENT OF REGIONAL PLANNING

Bruce W. McClendon, FAICP
Director of Planning

Phillip Estes, AICP
Principal Regional Planner
Zoning Permits II



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Richard J. Bruckner
Director

April 12, 2012

CERTIFIED MAIL – RETURN RECEIPT REQUESTED

Harland M. Braun & Co.
4010 Whiteside St.
Los Angeles, Calif. 90063

**SUBJECT: FINAL REQUEST
PROJECT 86-350
CONDITIONAL USE PERMIT 200800147 & PARKING PERMIT 200800005
4010 WHITESIDE ST.**

Dear Applicant:

The enclosed correspondence requested additional information or materials for the above referenced project. To date, the requested items have not been received. We are unable to proceed further without the necessary items and the above referenced case(s) cannot remain open indefinitely. Please be informed that unless all of the requested items are submitted to this office **within 60 days of the date of this letter**, the above referenced case(s) will be scheduled before the Hearing Officer to be denied due to inactivity.

If you have any questions regarding this matter, please contact Dean Edwards at (213) 974-6443, from 9:00 a.m. to 5:30 p.m., Monday through Thursday. The offices are closed Fridays.

Sincerely,

DEPARTMENT OF REGIONAL PLANNING
Richard J. Bruckner
Director

Zoning Permits North Section

Enclosure: Request Correspondence



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Richard J. Bruckner
Director

September 4, 2012

HARLAND M. BRAUN & CO.
4010 WHITESIDE STREET
LOS ANGELES CA 90063

SUBJECT: DENIAL DUE TO INACTIVITY NOTICE
PROJECT NO. 86-350-(1)
CONDITIONAL USE PERMIT NO. 200800147
PARKING PERMIT NO. 200800005

Dear Applicant:

The Department of Regional Planning has made repeated attempts to obtain information or materials that are necessary to continue processing your application for the above referenced project. To date, the corrected and updated land use map is outstanding. Therefore, the above referenced case(s) has been scheduled before the Hearing Officer to be denied due to inactivity on **October 16, 2012**.

If you have any questions regarding this matter, please contact **Dean Edwards** at (213) 974-6443, from 9:00 a.m. to 5:30 p.m., Monday through Thursday. Our offices are closed on Fridays.

Sincerely,
DEPARTMENT OF REGIONAL PLANNING
Richard J. Bruckner
Director

Susan Tae, AICP, Supervising Regional Planner
Zoning Permits North Section

Copy: GORDON NEWELL
3674 BARHAM BLVD L310
LOS ANGELES CA

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