



Los Angeles County Department of Regional Planning  
 320 West Temple Street  
 Los Angeles, California 90012  
 Telephone (213) 974-6417

**PROJECT NUMBER 02-281-(3)**  
**OAK TREE PERMIT 200900050**  
**ENVIRONMENTAL ASSESSMENT NO. IS02-281**

**PUBLIC HEARING DATE**  
 May 3<sup>rd</sup>, 2011

**AGENDA ITEM**

**RPC CONSENT DATE**

**CONTINUE TO**

<b>APPLICANT</b> Joseph Azoulay	<b>OWNER</b> None	<b>REPRESENTATIVE</b> None
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**PROJECT DESCRIPTION**  
 The proposed project would authorize the removal of three (3) oak trees and the encroachment into the protected zone of nine (9) oak trees due to the construction of a 3,000 square foot single-family residence with an attached garage on a 5,998-square-foot property. A new septic system is proposed on the southeast corner of the property. Additional time extensions were granted, however, due to lengthy delays during review by the California Coastal Commission, the permit expired without use on July 1, 2009. This is a reissuance of a previous oak tree permit (OTP 02-281-(3)), as authorized by resolution of the Los Angeles County Board of Supervisors on September 22, 2009.

**REQUIRED ENTITLEMENTS**  
**Pursuant to Part 16 of Chapter 22.56 of the Los Angeles County Zoning and Planning Code, to authorize the removal of three (3) oak trees, and the encroachment into the protected zone of five (9) oak trees due to the construction of a 3,000 square foot single-family residence in the Malibu Zoned District.**

**LOCATION/ADDRESS**  
 26247 Fairside Road, Malibu, CA 90265

**SITE DESCRIPTION**  
 The site plan depicts the subject property with the proposed 3,000 sq. ft. single-family residence in the middle of the property. The attached garage is located on the south of the residence and faces Fairside Road. The proposed septic tank to service the house is located on the southeast corner of the property. The proposed oak trees to be removed are identified as oaks #3, #6, and #7. Oaks #6 and #7 are located where the single-family residence is proposed, and oak #3 is located where the garage is proposed to be built. The nine (9) oaks that are proposed to be encroached upon are located on the northern, western, and southern parts of the subject property.

<b>ACCESS</b> Driveway off of Fairside Road	<b>ZONED DISTRICT</b> The Malibu
<b>ASSESSORS PARCEL NUMBER</b> 4457-007-006	<b>COMMUNITY</b> Malibu Coastal Zone
<b>SIZE</b> 0.14 Acres	<b>COMMUNITY STANDARDS DISTRICT</b>

	<b>EXISTING LAND USE</b>	<b>EXISTING ZONING</b>
Project Site	Undeveloped, vacant lot	R-1-7,500 (Single-Family Residential, 7,500 sq. ft. lot minimum required)
North	Single-family residences	R-1-7,500 (Single-Family Residential, 7,500 sq. ft. lot minimum required)
East	Single-family residences	R-1-7,500 (Single-Family Residential, 7,500 sq. ft. lot minimum required)
South	Single-family residences	R-1-7,500 (Single-Family Residential, 7,500 sq. ft. lot minimum required)
West	Single-family residences and vacant lots	R-1-7,500 (Single-Family Residential, 7,500 sq. ft. lot minimum required)

<b>GENERAL PLAN/COMMUNITY PLAN</b> 6 (Residential I)	<b>LAND USE DESIGNATION</b>	<b>MAXIMUM DENSITY</b>
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**ENVIRONMENTAL DETERMINATION**  
 Negative Declaration

**RPC LAST MEETING ACTION SUMMARY**

<b>LAST RPC MEETING DATE</b>	<b>RPC ACTION</b>	<b>NEEDED FOR NEXT MEETING</b>
<b>MEMBERS VOTING AYE</b>	<b>MEMBERS VOTING NO</b>	<b>MEMBERS ABSTAINING/ABSENT</b>

\*(O) = Opponents (F) = In Favor